

CITY OF VANCOUVERREGULAR COUNCIL MEETING

A Regular meeting of the Council of the City of Vancouver was held on Tuesday, March 28, 1972, in the Council Chamber, at approximately 9:30 a.m.

PRESENT: His Worship the Mayor
Aldermen Adams, Bird, Broome, Calder,
Hardwick, Linnell, Phillips,
Rankin, Sweeney and Wilson.

CLERK TO THE COUNCIL: D. H. Little.

PRAYER

The proceedings in the Council Chamber were opened with prayer, offered by the Rev. Dr. George Turpin, Civic Chaplain.

ACKNOWLEDGMENT

His Worship the Mayor acknowledged the presence in the Council Chamber of students from Kitsilano Secondary School, under the direction of Mrs. White.

'IN CAMERA' MEETING

The Council agreed to an 'In Camera' meeting later this day.

ADOPTION OF MINUTES

MOVED by Alderman Broome,
SECONDED by Alderman Bird,

THAT the Minutes of the Regular Council Meeting (including 'In Camera'), dated March 21, 1972, be adopted.

- CARRIED.

MOVED by Alderman Broome,
SECONDED by Alderman Bird,

THAT the Minutes of the Special Council Meeting (Court of Revision), dated March 23, 1972, be adopted.

- CARRIED.

MOVED by Alderman Broome,
SECONDED by Alderman Bird,

THAT the Minutes of the Special Council Meeting (re proposed Third Crossing of Burrard Inlet), dated March 15, 1972, be adopted.

- CARRIED.

COMMITTEE OF THE WHOLE

MOVED by Alderman Hardwick,
SECONDED by Alderman Rankin,

THAT the Council resolve itself into Committee of the Whole, His Worship the Mayor in the Chair.

- CARRIED.

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VARYING OF AGENDA

MOVED by Alderman Broome,
THAT the agenda be varied to permit the hearing of delegations at this time.

- CARRIED.

DELEGATIONS AND UNFINISHED BUSINESS

1. Rezoning: N/W Corner of Victoria Drive and 2nd Avenue (C. H. Taboury)

Further consideration was given to the Board of Administration report (Building and Planning Matters), dated February 4, 1972, respecting application to rezone Lots 7 and 8, Subdivision B, Block 144, D.L. 264A, being the north-west corner of Victoria Drive and 2nd Avenue, from an RT-2 two-family dwelling district to a C-1 commercial district, for the purpose of a service station repair shop. The Board of Administration recommended the application be refused, in accordance with the recommendations of the Technical Planning Board and the Vancouver City Planning Commission, referred to in the Board report.

Mr. R.R.J. Mueller, Solicitor, appeared on behalf of the applicant, and submitted a brief in support of the application.

MOVED by Alderman Adams,
THAT Clause 10 of the Board of Administration report (Building and Planning Matters), dated February 4, 1972, in which refusal of the application is recommended, be adopted.

- CARRIED.

2. Sale of Land on Bruce Street to Mennonite Senior Citizens' Society

The Council received a delegation from the Mennonite Senior Citizens' Society, with respect to the action of Council on January 25, 1972, quoted as follows:

"THAT this property be made available to the Mennonite Senior Citizens' Society at the value of \$200,000 less costs of proven extras for site preparation because of soil conditions; the sale to be subject to repurchase by the City should this construction not commence within twelve months.

- CARRIED."

In the brief submitted by the agent for the Society, it is stated the Society is prepared to accept a valuation of \$800.00 per unit Gross Land Cost; i.e., \$136,000.00, less cost of proven extras for site preparation.

MOVED by Alderman Wilson,
THAT this whole matter be deferred until the next Regular meeting of Council and, in the meantime, the brief from the Society be furnished to the Supervisor of Property and Insurance for consideration and report.

- CARRIED.

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DELEGATIONS AND UNFINISHED BUSINESS (cont'd)

3. Sale of City-owned Property at
corner of Cambie and Georgia Streets

It was advised that the firm Braidwood, Nuttall & MacKenzie, Solicitors, have requested a deferment of this matter. The Council agreed accordingly, and left the matter in the hands of the City Clerk.

DELEGATIONS

Renovations of Pioneer Place, and
Beautification of Portion of Hastings
Street, Cambie to Carrall Streets,
Areaways and Mid-block Crossings

Mr. D. Lesser, a representative of the Improvement of Down-town East Area Society (IDEAS) appeared on behalf of merchants and property owners in the area of Hastings Street affected by the proposed beautification project (Cambie to Carrall Streets), and advised that their approval of this beautification project is subject to the Council proceeding with improvement of Pioneer Place, and that they are in favor of the Planning Department's project for Pioneer Place provided steps for seating are eliminated.

The matter was deferred, pending consideration of Board of Administration reports to be submitted later this day.

(See pages 21-28)

COMMUNICATIONS OR PETITIONS

1. Delegations

It was agreed that the communication from the City Clerk, respecting Delegations, be deferred to later in the proceedings when a Motion on the subject is under consideration.

2. Canada Week

MOVED by Alderman Wilson,

THAT, pursuant to the request received from the Canada Week Committee, the Council proclaim June 26 to July 2, 1972, "Canada Week."

- CARRIED.

3. Works Incentive Programmes

The Council of the City of St. Catharines submitted the following resolution, requesting endorsement:

"Whereas the Government of Canada instituted works incentive programmes for the period November 1st 1971 to May 31st 1972;

And Whereas such programmes were made available to municipalities throughout the country to create jobs during a period of high unemployment;

(continued)

COMMUNICATIONS OR PETITIONS (cont'd)

Works Incentive Programmes
(continued)

And Whereas such programmes require careful preparation with clear terms of reference and sufficient time for municipalities to prepare constructive and effective projects;

And Whereas benefit would be derived from a municipal input of information to assist in the development of such programmes;

Now Therefore Be It Resolved that the Government be petitioned to seek the advice of municipal representatives in the planning of any future works incentive programmes, to ensure that any funds made available for community improvement projects will be used in the most efficient and effective way possible."

MOVED by Alderman Bird,
THAT the foregoing resolution be endorsed,

FURTHER, that the Prime Minister of Canada, and the Minister of Manpower and Immigration be advised, accordingly.

- CARRIED.

4. Traffic Pattern and Rezoning
Changes Affecting Local Areas

A request was received from the Vancouver Area Council of the New Democratic Party, asking the opportunity of a delegation concerning major decisions on traffic pattern and rezoning changes affecting local areas.

MOVED by Alderman Hardwick,
THAT the matter be referred to the City Clerk, to request more detailed information.

- CARRIED.

5. Invitation: Lord
Mayor of London

His Worship the Mayor advised of an invitation from the Lord Mayor of London, addressed to the Mayor and Mrs. Campbell, to join with a number of other Canadian Mayors and their wives in a visit with the Lord Mayor and his wife, in London, during the week May 10th to 13th, 1972.

MOVED by Alderman Adams,
THAT His Worship the Mayor and Mrs. Campbell be authorized to accept this invitation.

- CARRIED.

6. Regional Consultation to a United
Nations Conference on the Human
Environment

His Worship the Mayor advised of a communication from the

(continued)

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COMMUNICATIONS OR PETITIONS (cont'd)

Regional Consultation to a United Nations Conference on the Human Environment (continued)

Chairman of the Canadian Preparatory Committee, of the United Nations Conference on the Human Environment, advising of a global conference, to be held next June in Stockholm.

In this regard, public consultations are being held across Canada: one in the Hotel Vancouver on April 5. The matter of attendance is submitted for Council consideration. Relevant material is on file in the City Clerk's office.

MOVED by Alderman Adams,
THAT this information be received.

- CARRIED.

BOARD OF ADMINISTRATION AND OTHER REPORTS

A. Board of Administration,
GENERAL REPORT, March 24, 1972

WORKS AND UTILITY MATTERS

Containerized Refuse Collection
(Clause 5)

In respect of this clause, it was noted that the Miscellaneous Workers Wholesale and Retail Delivery Drivers and Helpers Union wishes to appear before Council, and that the Vancouver Civic Employees Union and the Vancouver Tenants Council wish to appear if action is proposed to increase the collection rates.

MOVED by Alderman Wilson,
THAT this clause be received, and a copy be furnished to each of the three organizations referred to, with the advice that delegations will be heard by Council from these organizations if they so wish.

- CARRIED.

Balance of Works and Utility Matters

MOVED by Alderman Hardwick,
THAT Clauses 1, 2, 3 and 4 of the Board of Administration report (Works and Utility Matters), dated March 24, 1972, be adopted.

- CARRIED.

SOCIAL SERVICE AND HEALTH MATTERS

MOVED by Alderman Bird,
THAT the report of the Board of Administration (Social Service and Health Matters), dated March 24, 1972, be received for information.

- CARRIED.

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BOARD OF ADMINISTRATION AND OTHER REPORTS (cont'd)

BUILDING AND PLANNING MATTERS

Taylor Manor - Fire Controls
(Clause 5)

MOVED by Alderman Bird,

THAT, pursuant to request from the Board of Administration, this clause be deferred, for consideration at the next Regular Council meeting.

- CARRIED.

Balance of Building and Planning Matters

MOVED by Alderman Adams,

THAT Clauses 1, 2, 3 and 4 of the Board of Administration report (Building and Planning Matters), dated March 24, 1972, be adopted.

- CARRIED.

FINANCE MATTERS

Winter Employment Program -
Canadian Federation of
Mayors and Municipalities
(Clause 1)

MOVED by Alderman Bird,

THAT the resolution proposed by the City Engineer for submission to the Canadian Federation of Mayors and Municipalities be approved, and submitted accordingly.

- CARRIED.

The Canadian Red Cross Society - Grant Equal
to Rental of Queen Elizabeth Theatre Rehearsal
Room (Clause 2)

MOVED by Alderman Bird,

THAT, pursuant to a request from the Canadian Red Cross Society, a grant of \$70.00, being equal to the rental of the Rehearsal Room of the Queen Elizabeth Theatre, be approved, to permit the room to be used as a Blood Donor Clinic by the Society, proposed for April 12, 1972.

- CARRIED BY THE
REQUIRED MAJORITY.

B. Personnel Matters,
Supplementary Report,
March 24, 1972

MOVED by Alderman Linnell,

That the report of the Board of Administration (Personnel Matters, Supplementary Report), dated March 24, 1972, be adopted.

- CARRIED.

BOARD OF ADMINISTRATION AND OTHER REPORTS (continued)

C. Property Matters,
March 24, 1972

Method of Disposal of Single-Family
Residential Lots Situated in Area B
of Champlain Heights, Zoned: RS-1
(Clause 1)

After considering the details contained in this clause, it was

MOVED by Alderman Bird,
THAT these single-family lots, in Area B of Champlain Heights, be sold on the following basis:

for a period of 30 days on a fixed-price basis, to individuals, with the sale being restricted to one lot per individual, on the understanding, however, that thereafter lots will be sold on the basis of sealed tender, with the highest offer above the upset price being accepted.

- CARRIED.

D. Reconstruct Existing Gasoline
(Texaco) Service Station,
205 South-east Marine Drive

The Board of Administration, under date of March 20, 1972, submitted the following report in connection with the reconstruction of existing Gasoline (Texaco) Service Station, 205 South-east Marine Drive:

'The Director of Planning and Civic Development reports as follows:

"Texaco Canada, Ltd. have filed Development Permit Application No. 58370 to demolish the existing gasoline service station; increase the site area and construct a new gasoline service station.

The site is located at the north east corner of Main Street and South East Marine Drive. The existing site is zoned C-1 Commercial. The two adjacent easterly lots (lots 45 and 46) are at present zoned as an RS-1 One Family Dwelling District.

City Council on February 10, 1972, approved the rezoning of Lots 45 and 46 to C-1 Commercial District for enlarging the service station site subject to the following conditions,

- '1. Lot 6 and Lots 45 and 46 to first consolidated into one parcel and so registered in the Land Registry Office subject to satisfactory arrangements being made through the City Engineer regarding easement on the easterly boundary of Lot 6 and
2. The detailed scheme of development being first approved by Council after reports thereon from the Technical Planning Board and the Vancouver City Planning Commission with special attention being given to the treatment and landscaping on the site particularly the area adjacent to the single family homes having a suitably designed building in keeping with the general area.'

(continued)

BOARD OF ADMINISTRATION AND OTHER REPORTS (cont'd)

Reconstruct Existing Gasoline
(Texaco) Service Station,
205 South-east Marine Drive
(continued)

In considering the detailed scheme of development the Technical Planning Board and the Vancouver City Planning Commission recommend that Development Permit Application No. 58370 be APPROVED in accordance with the submitted application such plans and information forming part thereof, thereby permitting the demolition of the existing gasoline service station building; adding to the site area and the construction of a new gasoline service station subject to the following conditions:

1. Prior to the issuance of the Development Permit,
 - (a) Satisfactory arrangements are to be first made with the City Engineer regarding the utility easement along the easterly boundary of Lot 6 which may include relocation of the pump island and apron or relocation of the easement.
 - (b) Revised drawings are to be first submitted to the satisfaction of the Director of Planning clearly indicating
 - (i) Clarification of the site dimensions.
 - (ii) Details of the canopies including a minimum 5' setback from the property lines.
 - (iii) Deletions of the signs on the chimney and details of all signs to be provided meeting the requirements of Section 11(10) of the Zoning and Development By-law.
 - (iv) Location of any outdoor merchandise displays on the site with such being in accordance with the regulations of Section 11(10) of the Zoning and Development By-law.
 - (c) All landscaping and treatment of the open portions of the site is to be first approved to the satisfaction of the Director of Planning with particular attention to the easterly boundary of the site.
2. All surfacing and screening of the open portions of the site is to be completed in accordance with the approved drawings and the relevant requirements of Section 12 of the Zoning and Development By-law within sixty (60) days from the date of any use or occupancy of the proposed development and thereafter to be permanently maintained at all times.
3. All landscaping is to be provided in accordance with the approved drawings within six (6) months from the date of any use of the proposed development and thereafter to be permanently maintained in good condition at all times.
4. The development including the use of all open portions of the site is to be carried out and maintained at all times in accordance with the approved drawings and Section 11(10) of the Zoning and Development By-law.

Officials of Texaco Canada Ltd. advise that pending approval of this development permit application aquisition of lots 45 and 46 have not yet been finally completed; in consequence the proposed site has still to be consolidated into one parcel, in accordance with the conditions of the rezoning.

BOARD OF ADMINISTRATION AND OTHER REPORTS (cont'd)

Reconstruct Existing Gasoline
(Texaco) Service Station,
205 South-east Marine Drive
(continued)

Upon completion of consolidation of the site, (lot 6 with Lots 45 and 46) the required amending By-law to rezone the site to a C-1 Commercial District will then be submitted to City Council."

Your Board recommends that Development Permit Application No. 58370 be approved in accordance with the recommendations of the Technical Planning Board and the Vancouver City Planning Commission.'

MOVED by Alderman Adams,
THAT the recommendation of the Board of Administration, contained in the foregoing report, be approved.

- CARRIED.

E. 1972 Undergrounding Program

The Board of Administration, under date of March 24 1972, submitted the following report in connection with 1972 Undergrounding Program:

' The City Engineer reports as follows:

"Following the announcement of the Provincial Government's 'Power and Telephone Line Beautification Fund Act', City Council on 22 February, 1972, approved the report of the Board of Administration which recommended that His Worship the Mayor be authorized to write to the Ministers of Finance and Municipal Affairs informing them of the City's intention to proceed with a program of undergrounding costing between \$3 million and \$6 million. The reply stated that 'a definite reservation of funds will be made subject to the following:

1. That a definite commitment be given by the City.
2. That a definite amount for the total project be given.
3. That you will give the date of commencement for the construction of the undergrounding of utility wiring.
4. That you give a commitment that the project will be completed in the calendar year 1972.
5. That you send to us copies of agreements or letters you have with the utility companies.'

A. EFFECT OF COMPLETION DEADLINE

The completion date which was stipulated for the first time in the reply restricts severely any participation in the program. Some factors affecting the time required to process the projects are:

(continued)

BOARD OF ADMINISTRATION AND OTHER REPORTS (continued)

1972 Undergrounding Program
(continued)

1. Design, Estimating and Construction Phases

While both major utility companies have shown interest in the program, they have indicated that their companies have already committed their experienced technical personnel to a large general construction program for 1972 which includes some undergrounding.

Many factors such as rate of load growth and expansion of systems must be resolved by the Utility Companies before a design can be made. Because of the shortage of time and trained engineering staff, only relatively uncomplicated projects or projects on which undergrounding has previously been studied can be entertained. The availability of qualified contractors will also affect the size of the program that can be completed in the time available.

2. Obtaining Approval of Project from Provincial Government

Formal approval of each of the projects is required. To obtain the approval, agreements or letters of understanding are required with the utility companies. There will undoubtedly be some delay while the advisor to be appointed by the Minister of Finance, reviews the application and the project gets formal approval.

Preliminary estimates based on discussions with the utility companies show that only a token program costing a total of \$90,000 could be achieved during 1972.

B. METHODS OF FINANCING

The City's share of a program of undergrounding utility wires may be financed either under the Local Improvement Procedure or be paid for out of the Supplementary Capital Budget. Assuming that the completion date can be extended, Council will need to decide which method will be followed.

The following factors have a bearing on the decision:

(a) Powers to Force Owners to Allow Their Connections to be Installed Underground

Neither the City nor the utility companies have the power to enter on private property to install the wiring underground for the connections between the street and the house. Should an owner refuse access to his property, the service connection could not be undergrounded and it would be necessary to install a pole on the street allowance and retain the aerial service connection. This practice would detract from the program.

(b) Time Required for Local Improvement Procedures

The time required to get petitions signed, to prepare reports and notices to property owners and to allow the required response time amounts to an average of three to five months. If the projects are advanced on the Initiative Procedure, the procedures will take at least three months and at the end of that time the projects may be defeated. In addition to these terms the Utility Companies will need approximately one to three months to prepare their estimates.

The City does not have the power to proceed with 'undergrounding' under the 'Special Grounds' provisions of the Vancouver Charter. This power is restricted to those projects such as paving and street lighting which affect public safety and which Council must declare 'are necessary in the Public Interest'.

(continued)

BOARD OF ADMINISTRATION AND OTHER REPORTS (continued)

1972 Undergrounding Program
(continued)

(c) Time Required to Proceed NOT Using
the Local Improvement Procedures

On this basis a program can be selected immediately from the priority list and the Utility Companies proceed without further delay to complete their designs, estimates, contract documents and construction time schedules for submission to the Provincial Government. If approval is received by June 1 a program of undergrounding on

(i) Beach and Morton Avenues - Denman Street to Stanley Park	<u>Estimate</u> \$ 50,000
(ii) Pender Street - Main to Hamilton Streets	40,000

can be completed in 1972. If the Provincial Government extends the time to complete projects started in 1972, a program costing a total of \$2.2 Million can be commenced:

1. 1st Avenue - Nanaimo St. to Boundary Rd.	\$ 260,000
2. 16th Avenue - Camosun to Blanca Streets (University Endowment Lands are also involved)	230,000
3. Rupert Park	280,000
4. Stanley Park	340,000
5. East Gastown Streets	360,000
6. Beach Avenue West of Burrard	<u>5,000</u>
7. Hastings Street - Burrard to Bute Streets	75,000
8. Residential area in North West Point Grey	<u>650,000</u>
	\$2,200,000

To proceed on this basis a firm priority list would have to be established by Council. However, provision could be made for owners on low priority streets to petition for undergrounding as a Local Improvement.

To assist Council in deciding whether to install under-grounding as a local improvement or not, the following table of advantages and disadvantages is presented:

ADVANTAGES

<u>No Local Improvement</u>	<u>Local Improvement</u>
Less time required to authorize projects	More equitable, as the owners whose property is being benefited are paying at least part of the cost
Projects could be selected to provide most improvement affecting the most people for the least cost	The owners can decide the priority by either petitioning for a project or objecting to a project advanced on the Initiative Principle
A firm program could be planned	A property owner's share supplements our funds without raising the tax rate

BOARD OF ADMINISTRATION AND OTHER REPORTS (continued)

1972 Undergrounding Program
(continued)

DISADVANTAGES

Streets of special interest to the City at large, such as East 1st Avenue or Beach Avenue could be turned down by owners

Wide variations in costs and benefits will make the setting of equitable rates difficult

C. COST OF UNDERGROUNDING

The cost of individual projects will vary widely from less than \$10.00 to more than \$100 per foot of street, of which, under the Act, the City's share would be one third. For comparison, the following tabulation shows the approximate cost of other street improvements.

<u>Improvement</u>	<u>Annual Cost/Foot of Property</u>
a) <u>Paving</u>	
Business properties	\$2.62 for 15 years
Multiple Dwelling properties	\$2.20 for 15 years
Residential properties	\$0.90 for 15 years

<u>Improvement</u>	<u>Annual Cost/Foot of Property</u>
b) <u>Street lighting</u> (Major street)	
Business properties	\$0.45 for 10 years
Residential properties	\$0.25 for 10 years
Undergrounding (Estimated)	Range from 30¢ to \$3.00 for 15 years if owners pay all of the City one-third share of the project

D. RECOMMENDATION

In view of the problems^(a) created by the Government requirement that the work be completed in 1972 and (b) the need to know the method of financing to be used by the City before a program can be developed and approval of the Provincial Government obtained,

I RECOMMEND that:

1. His Worship the Mayor be authorized to write requesting that the completion qualification under the 'Power and Telephone Line Beautification Act' be amended to read

That you give a commitment that construction will commence before December 31st, 1972;

BOARD OF ADMINISTRATION AND OTHER REPORTS (continued)

1972 Undergrounding Program
(continued)

2. Council select either (a) or (b) of the following procedures for undergrounding projects to be done under the Act:

- (a) Projects be advanced as local improvements and a portion of the City's one-third share of the costs will be specially assessed against the assessable abutting property, the amount to be determined by Council. The City's share of the local improvement to be paid out of the Supplementary Capital Fund.
- (b) Projects will not be advanced as local improvements and all of the one-third City's share of the costs will be paid out of Supplementary Capital Fund. The program to be based on a priority list first approved by Council. However, consideration will be given to owners not wishing to wait until the work would proceed in accordance with the approved priority list and who petition for the work under the local improvement procedure."

Your Board RECOMMENDS the adoption of the City Engineer's recommendation. '

MOVED by Alderman Phillips,

THAT the City Engineer's recommendation 1. and procedure 2 (a), set out above, be approved.

- CARRIED.

The Council recessed at approximately 10:45 a.m., and following an 'In Camera' meeting in the Mayor's office, reconvened in open session in the Council Chamber at approximately 11:40 a.m., with the same personnel present, except for His Worship the Mayor, who was attending to other civic business.

F. Report of Vehicles for
Hire Board, March 24, 1972:
Taxi Fares - Increases

Alderman Rankin, Chairman of the Vehicles for Hire Board, submitted the following report in respect of Taxi Fare Increases, under date of March 24, 1972:

"At the March 8th meeting of your Vehicles for Hire Board, the President of the Vancouver Taxi Cab Owners' Association appeared before the Board in connection with the recent increase in fares granted to taxi cabs and pointed out that at the time of the increase in the point to point on meter section of the schedule of fees there had been no alteration made to the section dealing with time or mileage.

The Board referred to Section 23 of the Vehicles for Hire By-law (By-law No. 4299 as amended) and noted that the sub-section dealing with taxi tariff cabs had only been altered by Council recently by reducing mileage in the point to point section on meter from one-quarter mile to one-fifth mile.

(continued)

BOARD OF ADMINISTRATION AND OTHER REPORTS (continued)

Report of Vehicles for
Hire Board, March 24, 1972
(continued)

The Board discussed the matter and

RECOMMENDS that By-law No. 4299 being the Vehicles for Hire By-law be amended by inserting ".50" for ".40" where it appears in the time or mileage sub-section of the Tariff : Taxi Cabs sub-section of Section 23 of the said by-law.

A draft amending by-law has been prepared by the City Solicitor and has been circulated to Members of Council for this meeting. If Council adopts the recommendations of its Vehicles for Hire Board, then the by-law can be passed the same day."

MOVED by Alderman Rankin,

THAT the recommendations in the foregoing report be approved.

- CARRIED.

G. Bill 30 (1972) -
Family Relations Act

Alderman Rankin, aldermanic representative on the Special Committee, reported as follows in respect of Bill 30 (1972) - Family Relations Act, under date of March 21, 1972:

"As per instructions from Council, I had Mrs. Scott arrange a meeting with the Committee of the Legislature concerning the Family Relations Act, went over to Victoria on Monday morning at 9.15 and appeared before the Committee. The Committees in Victoria obviously operate on a very special level; of the ten members, four were present and later a fifth one, Evan Wolfe, joined them, so we had half a Committee. We were received cordially and placed before the Committee our position on the Family Relations Act. Present were myself for the City of Vancouver, Mr. A. Stewart McMorran, City Prosecutor, and Mr. Frank Maczko, Director of the Legal Aid Society.

I pointed out to the Committee that the cost of implementing the Family Relations Act would be considerable so far as the City of Vancouver was concerned, and left both Mr. McMorran's letter and the material which was given to us by the Board of Administration. We indicated to the Committee that we thought the Family Relations Act, as an Act, was a good piece of legislation; it brought together all the various Acts and consolidated them together, but that an Act must have some back-up before it becomes relevant to the people it is supposed to assist. I pointed out that custody and access cases are bitterly contested actions. It would mean an extra court and staff which could easily cost in the neighbourhood of \$50,000 - I think this is a minimum figure based on information I have received from the City Prosecutor.

Mr. McMorran pointed out, of course, that the Prosecutors were in the invidious position of having to serve two masters - one the State, from whom they receive their instructions, and the other, the client, be it a mother or, possibly, a father of infant children - and it was not desirable that Prosecutors, as such, appear on this kind of application as they are inherently of a civil nature between two parties rather than the State and an individual, as a criminal prosecution normally is.

We pointed out further that there is a growing feeling among the legal profession and, for that matter, among Social Workers and Judges, that

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BOARD OF ADMINISTRATION AND OTHER REPORTS (continued)

Bill 30 (1972) -
Family Relations Act
(continued)

the present form for deciding custody cases and Family Court matters generally must be changed and modified. Strictly speaking, this was outside our terms of reference but we felt it was generally related to the subject matter.

I feel that the benefit of the meeting with the Committee was limited, except that it has exposed some members of the Legislature to the problems concerning the City of Vancouver in this area. We will have to make formal written submissions at a later date when we see the impact of this legislation at the Family Court."

MOVED by Alderman Phillips,
THAT the foregoing report be received for information.

- CARRIED.

H. Report of Standing Committee on
Finance, March 17, 1972

The Council considered the report of the Standing Committee on Finance, dated March 17, 1972, and took action as follows:

PART I: Clause (A)

MOVED by Ald. Adams,
THAT grants in Part I, Clause (A) as recommended in the Finance Committee's report, in respect of appropriations Nos. 194 up to and including No. 953 (Vancouver Sea Festival) and the Federation of Russian Canadians, with the exception of appropriation No. 310 (Kiwanis Music Festival) and the Killarney Senior Concert Band, be approved; subject to the conditions set out in the report.

- CARRIED BY THE
REQUIRED MAJORITY

MOVED by Ald. Bird,
THAT in connection with appropriation No. 310 (Kiwanis Music Festival), approval be given to one-half of the rental of the Queen Elizabeth Theatre for the purpose for not more than one day's use.

- CARRIED BY THE
REQUIRED MAJORITY

It was agreed that consideration of the grant request by the Killarney Senior Concert Band be deferred for consideration later in the proceedings. (See page 17)

PART I: Clause (B)

MOVED by Ald. Adams,
THAT the recommendation of the Finance Committee respecting Clause (B) of Part I be approved: i.e. no action be taken on these grant requests.

- CARRIED

BOARD OF ADMINISTRATION AND OTHER REPORTS (cont'd)

Report of Standing Committee
on Finance, March 17, 1972 (cont'd)

PART II

MOVED by Ald. Adams,

THAT Part II of the report of the Standing Committee on Finance, dated March 17, 1972, be received for information.

- CARRIED

I. Report of Standing Committee on
Finance, March 23, 1972

The Council considered the report of the Standing Committee on Finance dated March 23, 1972, and took action as follows:

CLAUSE (A)

MOVED by Ald. Adams.

THAT grant recommendations set out in Clause (A), of the Finance Committee's report, appropriations Nos. 105 to and including No. 682, together with the recommendation set out in the report re shareable costs under CAP, be approved; all subject to the conditions set out.

- CARRIED BY THE
REQUIRED MAJORITY

The Council recessed at approximately 12:00 noon to reconvene in open session at 2:00 p.m.

The Council (in Committee) reconvened in the Council Chamber at approximately 2:00 p.m., His Worship the Mayor in the Chair and the following members present:

PRESENT: His Worship the Mayor
Aldermen Adams, Bird, Broome, Calder,
Hardwick, Linnell, Phillips,
Rankin, Sweeney and Wilson

BOARD OF ADMINISTRATION AND OTHER REPORTS (cont'd)

Report of Standing Committee
on Finance, March 23, 1972 (cont'd)

CLAUSE (B): Information Centres

MOVED by Ald. Phillips,

THAT the recommended grants set out in Clause B of the Committee's report, appropriations Nos. 115, 141, 605, 612, 614, 616, 620, 628, 630, be approved, including the recommendation respecting grants being made on receipt of proof of payment of services; all subject to conditions in Board of Administration report of March 20, 1972 and/or in the Finance Committee's report.

- CARRIED BY THE
REQUIRED MAJORITY

CLAUSE (C): Area Councils and General

MOVED by Ald. Adams,

THAT the recommended grants under Clause (C) of the report and being appropriations Nos. 136, 151, 177, 180, 191, 155, 1060 and God's Rescue Mission, be approved; subject to conditions in Board of Administration report dated March 20, 1972.

- CARRIED BY THE
REQUIRED MAJORITY

BOARD OF ADMINISTRATION AND OTHER REPORTS (cont'd)

Report of Standing Committee
on Finance, March 23, 1972 (cont'd)

MOVED by Ald. Calder,
THAT payment of the foregoing grants (i.e. Area Councils and General), be subject to invoices being submitted to the Director of Finance as required.

- CARRIED

CLAUSE (D)

MOVED by Ald. Adams,
THAT a grant of \$15,000 to the Vancouver Indian Centre Society, appropriation No. 196, be approved, subject to Committee recommendation approved earlier this day re CAP shareable costs and subject to conditions in Board of Administration report of March 20, 1972.

- CARRIED BY THE
REQUIRED MAJORITY

(The balance of the grant requests set out in Clause (D) of the report, identified by appropriations Nos. 386, 113, 162 and 650, were not approved.)

CLAUSE (E): Vancouver Art Gallery Grant

MOVED by Ald. Adams,
THAT the recommendations contained in Part (E) of the Finance Committee's report be approved.

- CARRIED BY THE
REQUIRED MAJORITY

MOVED by Ald. Adams,
THAT any recommendations in the report, to the effect that 'no grant' be given, be adopted.

- CARRIED

Report of Standing Committee on
Finance, dated March 17, 1972 (cont'd)

PART I: Clause (A) (cont'd)

Grant: Killarney Senior Concert Band

MOVED by Ald. Wilson,
THAT a grant of \$1,000 be approved to the Killarney Senior Concert Band.

- LOST

J. Proposed Carrall Wharf Development
also Waterfront Roadway

The Board of Administration, under date of March 23, 1972, submitted the following report:

'The Director of Planning & Civic Development reports as follows:-

"A letter has been received from Mr. L.H. Killam of the Town Group Limited, dated March 6th, which is attached. The letter suggests that it may be desirable and practicable to develop a Fishermen's Wharf on National Harbours Board property adjacent to Maple Tree Square, i.e. at the foot of Carrall Street. This letter was referred to the Director of Planning for report and this was in preparation when, on March 14th, Council moved and seconded,

cont'd...

BOARD OF ADMINISTRATION AND OTHER REPORTS (cont'd)

Proposed Carrall Wharf Development
also Waterfront Roadway (cont'd)

'THAT Council ask the National Harbours Board to hold off demolition of the two piers at the foot of Carrall Street and request a meeting between Mr. W.G. Rathie and other appropriate port officials and a special sub-committee of Council, to consider the future use of the area before these two piers are demolished.

FURTHER, THAT a special committee of Council be appointed accordingly.

- CARRIED.'

This resolution therefore removed the urgency for reporting immediately.

Development of the National Harbours Board property in front of the downtown area has been under consideration for some time. Because of previous difficulties in obtaining specific information from the National Harbours Board, it has not been possible to reach a satisfactory conclusion.

Some limitations on waterfront development appear desirable from the viewpoint of the city. As an example, it is desirable that while the vitality of the port operation should be maintained, no massive extension of filling for port purposes should extend much further west than Main Street. It is also desirable (if it is possible without prejudicing the port) to develop uses adjacent to the downtown area which are compatible both to shipping and civic interests. One such objective might be the development of a 'Fisherman's Wharf' adjacent to Carrall Street. Although this is not the only possibility.

This problem has been discussed in a meeting with Mr. Rathie. It was agreed that a more detailed study of both shipping and civic interests was necessary before a final decision could be made on development adjacent to the downtown area. It was agreed that the department should work closely with National Harbours Board officials and any consultants that they may appoint. It was also proposed that Terms of Reference for such a study might be jointly agreed by the City and National Harbours Board. Council may wish to have this information prior to meeting with Mr. W.G. Rathie of the National Harbours Board.

Waterfront Roadway.

On March 14th, Alderman Phillips referred to announcement by Mr. Rathie, a member of the National Harbours Board, of a waterfront roadway and requested the Director of Planning and Civic Development submit a progress report, possibly next week, on the question.

His Worship the Mayor directed the report be submitted as soon as possible.

The possibility of such a roadway east of Victoria Drive had already been discussed with Mr. Rathie, who agreed to work with the City Engineer as investigations proceed.

While it is most desirable to utilize a right of way known to exist east of Victoria Drive in order to move port traffic without congesting City streets, it is equally certain that any extension of this roadway towards the downtown area should be studied jointly by the City and the National Harbours Board.

cont'd...

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BOARD OF ADMINISTRATION AND OTHER REPORTS (cont'd)

Proposed Carrall Wharf Development
also Waterfront Roadway (cont'd)

Consideration:

Council may wish to consider the following action:-

1. Confirm their request to the National Harbours Board to take no action on the demolition of two piers at the foot of Carrall Street or any development west of Main Street without consultation with Council.
2. Discuss the possibility with the National Harbours Board of a detailed study of development in the vicinity of the downtown area with the terms of reference being jointly agreed by the City and National Harbours Board.
3. Such discussions should include the proposed waterfront roadway. Delegation request Town Group Limited." '

In this regard it was noted the Town Group Limited request an opportunity of speaking to Council on the matter, as per the company's communication of March 6, 1972, furnished with the Board of Administration report.

MOVED by Ald. Hardwick,
THAT,

(a) the Council confirm its request to the National Harbours Board to take no action on any development west of Main Street without consultation with the Council;

(b) the Council discuss the possibility with the National Harbours Board of a detailed study of development in the vicinity of the downtown area with the terms of reference being jointly agreed by the City and National Harbours Board.

- CARRIED

MOVED by Ald. Phillips,
THAT the delegation request be granted.

- CARRIED

MOVED by Ald. Bird,
THAT the communication from the Chairman of the Historic Area Advisory Board, forwarding the following resolution for consideration, be received for information:

- CARRIED

'whereas, historically, direct public access to the waterfront was always an essential feature of Gastown, the Historic Area Advisory Board is in favour of proposals to revive such access, and recommends to City Council that the Provincial Government be requested to extend the boundary of the Historic Site to include the land between the present Historic Site and the waterfront'.

(received)

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BOARD OF ADMINISTRATION AND OTHER REPORTS (cont'd)

K. Development Permit Applications in
the Fairview Slopes Area:
B.W. Brooker Engineering (B.C.) Ltd.
Bar Holdings Ltd.

The Board of Administration, under date of March 27, 1972,
submitted the following report:

'The Director of Planning and Civic Development reports as follows:

"Two separate Development Permit Applications have been received relating to
the Fairview Slopes area. Both development proposals are counter to the pro-
posed amendments to the Zoning and Development By-law for the Fairview Slopes
area being considered by City Council at a forthcoming Public Hearing on
Thursday evening, April 20th, 1972.

In each case it is recommended that the two Development Permit Applications be
deferred pending Council's consideration of the application to amend the
Zoning and Development By-law.

1. 1285 West 8th Avenue (Lots 18 exc. E33'; 19; 20. Block 313. D.L. 526).
Development Permit Application No. 58537.
Applicant: Mr. C. E. Lennard for B. W. Brooker Engineering (B.C.) Ltd.

Existing Zone: M-1 Light Industrial District.
Proposed Zone: CRM-3 Commercial/Multiple Dwelling District:

The site, located at the north east corner of West 8th Avenue and Birch
Street, has a 117' frontage on West 8th Avenue and a depth of 120'. The
proposed development - a three storey warehouse building with accessory
offices; all parking underground.

This Development Permit Application is for an 'Outright Use' permitted in
the existing M-1 Light Industrial District. The Development Permit
Application would normally be granted subject to prior compliance with
all relevant regulations of the Zoning and Development By-law.

2. 625 West 7th Avenue (Lots 11-14 incl. Block 299. D.L. 526).
Development Permit Application No. 58413.
Applicant: Mr. F. K. Allan for Bar Holdings Ltd.

Existing Zone: M-1 Light Industrial District.
Proposed Zone: CRM-3 Commercial/Multiple Dwelling District.

The site is located on the north west corner of West 7th Avenue and Ash
Street, and has a frontage of 200' on West 7th Avenue and a depth of
110'.

The proposed development is for a 120' frontage by 25' deep one storey
with basement building as an addition to the west side of an existing
building.

The existing building together with the proposed addition is for offices;
work shop and storage areas etc., for a General Contractor.

The existing building and proposed development are 'Conditional Uses'
in the existing M-1 Light Industrial District and subject to the prior
approval of the Technical Planning Board. The Building as existing had
previously been approved by the Technical Planning Board in 1968 for use
for a General Contracting business and it is anticipated that the Technical
Planning Board would approve the requested addition subject to prior
compliance with all relevant regulations of the Zoning and Development By-law
and such other conditions as the Technical Planning Board may consider
appropriate for requested use.

Regular Council, March 28, 1972 21

BOARD OF ADMINISTRATION AND OTHER REPORTS (cont'd)

Development Permit Applications
in the Fairview Slopes Area (cont'd)

City Council on June 29, 1971, resolved in part that:

'All development permit applications received which are within the boundaries of 6th Avenue, Ash Street and 8th Avenue and Hemlock Street be reported to Council.'

However, City Council are holding a Public Hearing on Thursday evening April 20, 1972, to consider the applications to amend the Zoning and Development By-law for Fairview Slopes area.

Because of the imminent Public Hearing it is suggested that Council at this time authorize the Development Permit Applications be withheld for a period not exceeding 90 days from the date of application - in accordance with the provisions of Section 570 of the Vancouver Charter.

Recommendation:

That Development Permit Application No. 58537 as filed March 13, 1972, for a warehouse at 1285 West 8th Avenue

AND Development Permit Application No. 58413 as filed March 1, 1972, for an addition to 625 West 7th Avenue

BE withheld in accordance with the provisions of Section 570 of the Vancouver Charter."

Your Board recommends that the recommendations of the Director of Planning and Civic Development be endorsed. '

MOVED by Ald. Hardwick,
THAT the foregoing Board of Administration recommendation be approved.

- CARRIED

L. Renovation of Pioneer Place

The Board of Administration, under date of March 24, 1972, submitted the following report:

'The Director of Planning and Civic Development and the City Engineer report as follows

"I. BACKGROUND

On February 3rd, 1972, the Standing Committee of Council on Planning and Development considered proposals for the beautification of Hastings Street and received a delegation from the Improvement of Downtown East Area Society (IDEAS) representing merchants and property owners in the area of Hastings Street proposed for beautification.

A spokesman for IDEAS advised that a majority of merchants and owners in the area were in support of the proposal provided that Pioneer Place was concurrently redesigned and renovated. IDEAS considered that such redesign should provide for Pioneer Place to be less useful as a 'sitting-out' mini-park.

cont'd...

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BOARD OF ADMINISTRATION AND OTHER REPORTS (cont'd)

Renovation of Pioneer Place (cont'd)

Following due consideration, the Standing Committee recommended that Council authorize the Hastings Street Beautification project to proceed on a local improvement basis, subject to Council approval of a further report on areaways and the mid-block crossing and also a further report on the redesign of Pioneer Place.

The Standing Committee report was adopted by Council on February 15th, 1972.

The report on areaways and the mid-block crossing has already been submitted to Council.

This report describes the proposed redesign of Pioneer Place, costs and cost-sharing alternatives. Implementation of the alternative selected could proceed upon completion of Phase I of the East Gastown Project (Maple Tree Square).

II. NATURE OF PROPOSALS

The redesign for Pioneer Place which has now been completed by the Planning Department (Appendix 1) takes into account the following basic criteria:

- a. The need to create an urban space that will act as a pivotal point in the East Gastown area and provide contrast to adjoining shopping streets.
- b. IDEAS desire for a space of more open character providing less opportunity for use as a 'sitting-out' mini-park.

It is proposed to remove the existing trees and planters which not only provide shelter and seating, but also obscure the interesting facade of the former Bank of Montreal building. It is suggested that the Place should be repaved with granite slabs to provide a contrast to the treatment proposed for Hastings and Carrall Streets and to give a distinctively different character. The paving would slope downwards away from the intersection with shallow steps at the rear providing a podium for the bank building and defining the walkway running diagonally across the Place. The City Engineer is of the opinion, however, that the steps may be used for seating and the degree to which 'sitting out' will be reduced is uncertain.

It is proposed that new tree planting should serve to define and enclose the overall space created by Pioneer Place and the intersection. Trees are thus placed at the extremities of the Place where it adjoins Hastings and Carrall Streets.

The trees at the Carrall Street end will also serve to close visually the gap created by the single storey building at this point.

An essential feature of the new proposals is a central focus in the form of a sculpture or other centrepiece possibly standing in a small reflecting pool. Such a centrepiece should preferably incorporate running water both for additional visual stimulus and for aural relief.

Merchants in the area and the Community Arts Council have been approached and have expressed some interest in providing a sum towards the cost of materials for the centrepiece. A report to Council on this matter will be presented at a later time.

The project would be completed with new street furniture and street lighting. In the case of the latter, two ornate antique lights are available (donated by Vancouver General Hospital) which would be placed in front of the bank building.

cont'd....

BOARD OF ADMINISTRATION AND OTHER REPORTS (cont'd)

Renovation of Pioneer Place (cont'd)

On the south side of Hastings Street, West of Carrall Street, it is proposed to extend the approved Hastings Street beautification project, including repaving the sidewalk in textured concrete and brick, and replacing street lights and furniture.

III. RE-ALIGNMENT - CARRALL STREET

It should be noted that the proposed redesign assumes the re-alignment of Carrall Street in accordance with the tentative proposals previously put forward for the East Gastown project.

The realignment has the effect of extending the pedestrian area of Pioneer Place with consequent reduction of Carrall Street to three traffic lanes. Such realignment has not been adopted by Council and will be considered in a further report on East Gastown Phases II and III after the completion of Phase I (Maple Tree Square). It is proposed to have this report before Council prior to construction of Pioneer Place.

If the realignment of Carrall Street is not approved by Council at that time, minor changes to these proposals will be necessary and the costs under Section IV below will be reduced correspondingly.

IV. COSTS AND COST SHARING

The total capital cost of the above proposals excluding the cost of a sculpture/centrepiece is estimated to be \$54,700.

In accordance with Council's decision to include sidewalks, street lights, etc., abutting Pioneer Place in the Hastings Street Beautification on a local improvement basis, the following cost-sharing alternatives are possible:

Alternative 1

a) Pioneer Place - On the basis that the City is the abutting owner (See Appendix 1).

	<u>Property Owners Share</u>	<u>City Cost</u>
Sidewalk area (local improvement)	\$ 2,900	\$ 17,000
Remainder of Pioneer Place (non local improvement)		\$ 24,700

b) South Side of Hastings Street

Sidewalk area (local improvement)	\$ 5,900	\$ 4,200
TOTALS	\$ 8,800	\$ 45,900

Overall Total Cost = \$ 54,700

Alternative 2

a) Pioneer Place - On the basis that the Property Owners on the diagonal side are abutting owners and are assessed for an equivalent area of sidewalk, street lighting, etc. (See Appendix 1).

	<u>Property Owners Share</u>	<u>City Cost</u>
Sidewalk area (local improvement)	\$ 8,100	\$ 11,800
Remainder of Pioneer Place		\$ 24,700

b) South Side of Hastings Street

Sidewalk area (local improvement)	\$ 5,900	\$ 4,200
TOTALS	\$ 14,000	\$ 40,700

Overall Total Cost = \$ 54,700

cont'd...

BOARD OF ADMINISTRATION AND OTHER REPORTS (cont'd)

Renovation of Pioneer Place (cont'd)

The expenditure proposed above would be funded from the overall beautification budget of \$700,000 in the 1971/75 5-Year Plan, and would form part of the expenditure on Phases II and III of the East Gastown budget. (Please see Section V, Item 3).

V. OTHER FACTORS

Council should consider:

- 1) to what degree the proposed design achieves the Improvement of Downtown East Area Society's (IDEAS) desire to reduce the use of Pioneer Place as a 'sitting out' area. The shallow steps proposed towards the rear of the area could be used for seating.
- 2) the Gastown Merchants' Association concern (see letter attached - Item 2) that seating accommodations be created elsewhere before such seating be removed from Pioneer Place.
- 3) the Gastown Merchants' Association request (see letter attached - Item 3) that the cost of the project be shown as part of the Hastings Street development and not as a cost against East Gastown Phases II and III.

VI FOR CONSIDERATION

Council is requested to consider:

- 1) The implementation of the above proposals on the redesigned Pioneer Place and adjoining areas following completion of Maple Tree Square and subject to:
 - a) a further report on the East Gastown Project Phases II and III, including Carrall Street realignment.
 - b) a further report by the Director of Planning and Civic Development in consultation with the Director of Social Planning/Community Development on the social effects of the renovation proposals.
- 2) If 1) is approved for implementation, to select one of Alternatives IV(1) or IV(2) above and direct the City Engineer to initiate local improvement proceedings on Pioneer Place."

Your Board submits the above report of the Director of Planning and Civic Development and the City Engineer for Council CONSIDERATION. '

(copies of letter and Appendix referred to, on file in City Clerk's Office)

Earlier in the proceedings the Council received a delegation from the Improvement Downtown East Area Society advising the merchants affected by Hastings Street beautification, Cambie to Carrall Streets, were not in favour of this program proceeding unless the renovation of Pioneer Place program proceeded at the same time, on the basis of the Planning Department's proposals shown on Appendix 1 without the inclusion of steps.

MOVED by Ald. Wilson,

THAT the proposal set out in Item VI, 1), a) and b), above, be approved, subject to removal of any provision for steps;

FURTHER THAT alternative 2 set out under section IV re costs and cost sharing, be approved.

(not put)

cont'd....

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BOARD OF ADMINISTRATION AND OTHER REPORTS (cont'd)

Renovation of Pioneer Place (cont'd)

MOVED by Ald. Hardwick,

THAT the whole matter be sent to a Committee of Council to meet with the affected merchants in an endeavour to find a more satisfactory arrangement to the proposal set out in the foregoing report.

- CARRIED

M. Hastings Street Beautification Project:
Cambie to Carrall Streets
Areaways and Mid-block Crossings

The Board of Administration, under date of March 15, 1972, submitted the following report:

'The City Engineer and the Director of Planning and Civic Development report:

"On February 15, 1972 Council authorized the Hastings Street Beautification project subject to approval of a further report by the Director of Planning and the City Engineer on areaways and mid-block crossings.

AREAWAYS

A. Background

The Director of Planning and the City Engineer in their report to the Board of Administration dated January 21, 1972 stated that areaways occupy approximately 1/3 of the area of the sidewalk within the proposed beautification project. These areaways are not in sufficiently good structural condition to support a new sidewalk surface and cannot be treated in any other satisfactory manner. Considering the large area involved and coupled with the unsightly surface appearance if left in a new sidewalk, it is desirable to the success of the project that all areaways be either removed or re-slabbed.

On January 3rd, letters were sent to all property owners in the unit and 100 block West Hastings Street having areaway agreements with the City. They were asked if they wished to retain the areaway and provide a new slab or relinquish the areaway and construct a retaining wall at the property line. Rough estimated costs for each alternative were provided.

On February 11th, 1972 a follow-up letter was sent to all owners who had not responded. In addition efforts were made to contact these owners by telephone.

B. Present Position

A summary of the response to date is as follows:

Number of properties canvassed = 19 Total Area = 8,800 sq. ft.

Response by Owners	Area Sq.Ft.	% of Total Area
Positive Response - New Roof Slab	5,330	60.5
Positive Response - Remove Areaway	1,140	13.0
Positive Total	6,470	73.5%
Negative Response (See Note)	920	10.5
No Response	1,410	16.0
Negative Total	2,330	26.5%

Note: Negative response indicates owners who do not consider work is required on their areaways.

The total area of sidewalk in this project is 26,700 sq. ft.

cont'd...

BOARD OF ADMINISTRATION AND OTHER REPORTS (cont'd)

Hastings Street Beautification Project (cont'd)

Based on the foregoing table, the areaways on which negative response or no response has been received represent 9% of this total i.e. if all property owners who have indicated they are prepared to reslab or remove their areaways proceed, approximately 91% of the total sidewalk area will have the same surface appearance. This compares to 66% if areaways are left as they are at present.

C. Alternative Solutions

In view of the possibility of more delay to the beautification project the following alternatives on the solution to the areaway problems are advanced for Council's consideration.

The Local Improvement for the beautification project be initiated on the basis of:

1. Work on Areaways as agreed to by property owners

Areaway work be done on the basis of the response to date, assuming that the relatively minor area of sidewalk (occupied by areaways) left in its present condition will not seriously affect the appearance of the project.

In accordance with City practice in encouraging the removal of areaways, the City assumes the cost of filling the cavity and construction of a new sidewalk (construction of the retaining wall at the property line is at the owners cost). Owners wishing to retain their areaways and who have agreed to a new roof slab would bear the full cost of the renewal. In either case owners would not be charged for an equivalent area of sidewalk in the local improvement for the standard beautification of Hastings Street.

The cost to the City for filling cavities and construction of a new sidewalk for those owners opting to remove their areaways is estimated to be \$7,400, taken from funds allocated for this purpose in the annual revenue budget.

Estimated costs for this alternative are:

a) New Roof Slab	- estimated owners cost	\$ 61,000
b) Retaining Walls	- estimated owners cost	\$ 15,000
c) Filling and new Sidewalk	- estimated City cost	\$ 7,400
Total Cost		\$ 83,400 *

*(Based on 11 new roof slabs, 2 removals).

2. Work on all Areaways

Should the local improvement initiative for the standard beautification of Hastings Street pass, no construction work to commence on the actual beautification project until satisfactory arrangements for all areaways have been concluded and that, if necessary, Council order the remaining owners to remove their areaways under the terms of their areaway agreements, which permit the City to revoke these agreements at any time.

Using the same cost formula as in Alternative 1:

Total estimated owners cost	\$107,000
Total estimated City cost	\$ 11,700
Total Cost	\$118,700 **

** (Based on 14 new roof slabs, 5 removals).

cont'd....

BOARD OF ADMINISTRATION AND OTHER REPORTS (cont'd)

Hastings Street Beautification
Project (cont'd)

MID-BLOCK CROSSINGS

When the Standing Committee of Council on Planning and Development requested this further report on February 3rd, 1972 the Committee noted that it 'is strongly in favour of the mid-block pedestrian crossing(s) if technically possible'.

The introduction of additional traffic signals mid-block does not usually facilitate the progressive movement of vehicular traffic in both directions. However, there is an existing eastbound signal progression on Hastings Street, and the mid-block signals can be timed so as not to interfere with this progression. Westbound traffic flow is now interrupted at the intersections, and the mid-block signals will not generally increase the westbound delay, apart from minor additional delay anticipated under peak traffic conditions.

The Engineering Department's concern with mid-block crossings has been the hazard which they tend to create, since motorists expect pedestrians and traffic signals at intersections and are generally not prepared for them at mid-block locations. Without the visual impact of a cross-street, it is difficult to ensure that motorists are adequately made aware of the existence of the mid-block pedestrian crossing, especially in the busy downtown area. In Theatre Row, this difficulty was offset by providing 'bulges' in the curb so as to emphasize the crossing. On Hastings Street such treatment will not be possible since the full roadway width is required for the heavier traffic volumes.

Since the two mid-block crossings were installed in Theatre Row in 1968, there have been three reported accidents involving pedestrians, and six reported rear-end accidents. Under the heavier traffic and pedestrian volumes on Hastings Street, the Engineering Department anticipates an increase in accidents at the proposed mid-block crossings, and it is this concern which must be weighed against the additional pedestrian walking distance to the nearest intersection.

The Planning Department's view is that mid-block crossings are most desirable to make easier access from one side of the street to the other. In this connection it is pointed out that the two blocks involved are some 530' and 650' in length: i.e. comprise approximately 1½ normal City blocks. A maximum journey of 650' is involved in crossing the street from the mid-point on one side to the mid-point on the other. The Merchants' and Owners' Association are also in favour of the mid-block crossings.

If Council decides to proceed with the mid-block crossings, it is suggested that the details of their design and location (including adjacent street furniture) be to the satisfaction of the City Engineer, in order to optimize the effectiveness of the traffic control equipment.

An allowance for mid-block pedestrian signals (total estimate of \$12,600) was provided for in the Hastings Street Beautification Project which was approved by Council on February 15, 1972, subject to this further report on areaways and mid-block crossings.

Summary

Council is requested to:

- a) select alternatives 1 or 2 above on the treatment of areaways.
- b) decide whether to proceed with mid-block crossings on Hastings Street."

Your Board submits the above report of the City Engineer and the Director of Planning and Civic Development for Council CONSIDERATION.'

cont'd....

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BOARD OF ADMINISTRATION AND OTHER REPORTS (cont'd)

Hastings Street Beautification Project (cont'd)

MOVED by Ald. Bird,
 THAT Alternative 2 on the treatment of areaways, as set out in the report, be approved.

- CARRIED

MOVED by Ald. Hardwick,
 THAT mid-block crossings on Hastings Street be proceeded with in accordance with the report subject to the details of their design and location (including adjacent street furniture) being to the satisfaction of the City Engineer, in order to optimize the effectiveness of the traffic control equipment.

- CARRIED

N. Guidelines for False Creek Development

The Special Committee re False Creek submitted the following report under date of March 27, 1972:

" Since the establishment of your Special Committee of Council re False Creek and the transfer of the responsibilities to this Committee, we have held nine (9) meetings with various civic departments, property owners in the False Creek Basin, and the others interested in the future of this central portion of our City. The Committee set, as one of its first goals, the development of guidelines for the redevelopment of the False Creek Study Areas and submits herewith "Guidelines for False Creek Development".

Your Committee

RECOMMENDS the adoption of this document and its publication for general information."

(Attachment re guidelines is on file City Clerk's Office)

MOVED by Ald. Hardwick,
 THAT the foregoing report be received for information and the guidelines approved in principle.

- CARRIED

O. Indigent Burials

The Board of Administration, under date of March 27, 1972, submitted a report on the subject of indigent burials.

It was noted delegation requests have been received from City Memorial Undertaking Services Limited and First Memorial Services Limited.

MOVED by Ald. Bird,
 THAT the delegations be heard as requested and the report deferred accordingly;

FURTHER THAT the present contract with First Memorial Services Limited respecting indigent burials be continued in the meantime.

- CARRIED

COMMITTEE OF THE WHOLE

MOVED by Ald. Adams,
THAT the Committee of the Whole rise and report.

- CARRIED

MOVED by Ald. Adams,
SECONDED by Ald. Broome,
THAT the report of the Committee of the Whole be adopted.

- CARRIED

BY-LAWS

1. BY-LAW TO AMEND BY-LAW No. 4299 BEING
THE VEHICLES FOR HIRE BY-LAW (Taxi Tariffs)

MOVED by Ald. Rankin,
SECONDED by Ald. Broome,
THAT leave be given to introduce a By-law to amend By-law
No. 4299, being the Vehicles for Hire By-law, and the By-law be
read a first time.

- CARRIED

MOVED by Ald. Rankin,
SECONDED by Ald. Broome,
THAT the By-law be read a second time.

- CARRIED

MOVED by Ald. Rankin,
SECONDED by Ald. Broome,
THAT Council do resolve itself into Committee of the Whole,
to consider and report on the By-law, His Worship the Mayor in
the Chair.

- CARRIED

MOVED by Ald. Rankin,
SECONDED by Ald. Broome,
THAT the Committee of the Whole rise and report.

- CARRIED

The Committee then rose and reported the By-law complete.

MOVED by Ald. Rankin,
SECONDED by Ald. Broome,
THAT the report of the Committee of the Whole be adopted.

- CARRIED

MOVED by Ald. Rankin,
SECONDED by Ald. Broome,
THAT the By-law be read a third time and the Mayor and City
Clerk be authorized to sign same and affix thereto the Corporate
Seal.

- CARRIED

(The By-law received three readings)

2. BY-LAW TO AMEND BY-LAW No. 3792 BEING
THE "PROCEDURE BY-LAW" (Standing Committee Subjects)

MOVED by Ald. Adams,
SECONDED by Ald. Broome,
THAT leave be given to introduce a By-law to amend By-law
No. 3792 being the 'Procedure By-law', and the By-law be read
a first time.

- CARRIED

cont'd.....

Regular Council, March 28, 1972 30

BY-LAWS (cont'd)

By-law to amend By-law No. 3792
being the "Procedure By-law"
(cont'd)

MOVED by Ald. Adams,
SECONDED by Ald. Broome,
THAT the By-law be read a second time.
- CARRIED

MOVED by Ald. Adams,
SECONDED by Ald. Broome,
THAT Council do resolve itself into Committee of the Whole,
to consider and report on the By-law, His Worship the Mayor in
the Chair.
- CARRIED

MOVED by Ald. Adams,
THAT the Committee of the Whole rise and report.
- CARRIED

The Committee then rose and reported the By-law complete.

MOVED by Ald. Adams,
SECONDED by Ald. Broome,
THAT the report of the Committee of the Whole be adopted.
- CARRIED

MOVED by Ald. Adams,
SECONDED by Ald. Broome,
THAT the By-law be read a third time and the Mayor and City
Clerk be authorized to sign same and affix thereto the Corporate
Seal.
- CARRIED

(The By-law received three readings)

3. BY-LAW TO AMEND BY-LAW No. 3614, BEING
THE LOCAL IMPROVEMENT PROCEDURE BY-LAW

MOVED by Ald. Adams,
SECONDED by Ald. Broome,
THAT leave be given to introduce a By-law to amend By-law
No. 3614, being the Local Improvement Procedure By-law, and the
By-law be read a first time.
- CARRIED

MOVED by Ald. Adams,
SECONDED by Ald. Broome,
THAT the By-law be read a second time.
- CARRIED

MOVED by Ald. Adams,
SECONDED by Ald. Broome,
THAT Council do resolve itself into Committee of the Whole,
to consider and report on the By-law, His Worship the Mayor in
the Chair.
- CARRIED

MOVED by Ald. Adams,
THAT the Committee of the Whole rise and report.
- CARRIED

The Committee then rose and reported the By-law complete.

MOVED by Ald. Adams,
SECONDED by Ald. Broome,
THAT the report of the Committee of the Whole be adopted.
- CARRIED

cont'd...

Regular Council, March 28, 1972 31

BY-LAWS (cont'd)

By-law to amend By-law No. 3614, being
the Local Improvement Procedure By-law
(cont'd)

MOVED by Ald. Adams,
SECONDED by Ald. Broome,

THAT the By-law be read a third time and the Mayor and City
Clerk be authorized to sign same and affix thereto the Corporate
Seal.

- CARRIED

(The By-law received three readings)

MOTIONS

1. Allocation of Lands for Highway Purposes
(N/E corner 12th Avenue and Prince Edward)

MOVED by Ald. Rankin,
SECONDED by Ald. Sweeney,

THAT WHEREAS the registered owner has conveyed to the
City of Vancouver for highway purposes, the following
described lands:

1. all that portion of Lot 9, Block 127, District
Lot 264A, Group 1, New Westminster District,
Plan 3887, described as follows:

Commencing at the southwesterly corner of said Lot
9;
Thence N 2° 45' E. 10 feet, following in the westerly
limit of said Lot 9;
Thence S 84° 41' 20" E. 104.97 feet, more or less, to
the south easterly corner of said Lot 9;
Thence S 89° 51' W 105 feet, more or less following in
the southerly limit of said Lot 9 to the point of commence-
ment. The same as shown outlined red on plan prepared
by A. Burhoe, B.C.L.S. dated August 26, 1969 and margin-
ally numbered LF 4413 a print of which is hereunto annexed.

AND WHEREAS it is deemed expedient and in the public
interest to accept and allocate the said lands for highway
purposes.

BE IT THEREFORE RESOLVED that the above described lands
so conveyed be, and the same are hereby accepted and allocated
for highway purposes, and declared to form and constitute por-
tions of highway.

- CARRIED

Regular Council, March 28, 1972 32

MOTIONS (cont'd)

2. Allocation of Lands for Highway Purposes
(2153 West 4th Avenue)

MOVED by Ald. Rankin,
SECONDED by Ald. Sweeney,

THAT WHEREAS the registered owners have conveyed to the City of Vancouver for lane purposes the following described lands:

1. North 2 feet of Lot 35, except the south 7, now road, Block 234, District Lot 526, Group 1, New Westminster District, Plan 590, the same as shown on a plan prepared by A. Burhoe, B.C.L.S. dated March 16, 1972, and marginally numbered LF 6033 a print of which is hereunto annexed.

AND WHEREAS it is deemed expedient and in the public interest to accept and allocate the said lands for highway purposes.

BE IT THEREFORE RESOLVED that the above described lands so conveyed be, and the same are hereby accepted and allocated for highway purposes, and declared to form and constitute portions of highway.

- CARRIED

3. Delegations:
Policy

Notice was called on the following Motion at the Council meeting on March 21, 1972:

MOVED by Ald. Broome,
SECONDED by Ald. Linnell,

THAT Council delegations be arranged by the City Clerk only on a twice a month basis, i.e. the first and third meetings, except in the case of July and August months when, due to the skip meeting schedule, the delegations be arranged on the first two meeting dates in each of such months;

FURTHER, the Council or the Mayor be authorized to vary this arrangement as advisable according to special circumstances.

- LOST

(A communication from the City Clerk giving an historical report of the manner in which delegations have been received by Council since 1957 was noted.)

MOVED by Ald. Phillips, in Amendment,

THAT His Worship the Mayor and City Clerk endeavour to arrange delegations on a twice a month basis.

- LOST

(The motion of Alderman Broome and Alderman Linnell was put and LOST)

MOTIONS (cont'd)

4. Vancouver Historic Advisory Board

The following Notice of Motion was submitted at the Council meeting on March 21, 1972 which, by agreement of Council, was changed and now reads as follows:

MOVED by Ald. Phillips,
SECONDED by Ald. Sweeney,
THAT WHEREAS the City has set up a Gastown-Chinatown Historic Area Advisory Board and has declared the Gastown-Chinatown area as an historic area;

AND WHEREAS there are many old buildings in the City of Vancouver outside the Gastown-Chinatown area which may well be worth preserving;

AND WHEREAS there are a number of unrelated studies going on at the present time of older buildings in Vancouver;

AND WHEREAS a Vancouver Historical Advisory Board could coordinate these various studies and eventually oversee the preservation of desirable older buildings;

THEREFORE BE IT RESOLVED THAT the Director of Planning and Civic Development report back to Council on the advisability of establishing a Vancouver Historical Advisory Board and on the structure, duties and responsibilities of such a Board;

FURTHER THAT the Director of Planning and Civic Development be authorized to consult with the Deputy Provincial Secretary, through the Corporation Counsel, to ensure that such a Board would fulfill the requirements of the Archaeological and Historic Sites Protection Act, 1960, under which buildings or sites may be considered for designation as historical objects.

The motion was put and ----- LOST

5. License Fee: Owner's Suite

The following Notice of Motion was submitted at the Council meeting on March 21, 1972:

MOVED by Ald. Rankin,
SECONDED by Ald. Hardwick,
THAT WHEREAS there has always been a policy in licensed buildings to defer the license fee on the owner's suite;

AND WHEREAS certain amendments were made to the License By-law in December, 1971, which apparently did away with this particular policy;

THEREFORE BE IT RESOLVED THAT the Corporation Counsel be instructed to bring in amendments to the By-law whereby this type of suite will be excluded in the computation of the license fee for the premises.

The motion was put and ----- CARRIED

ENQUIRIES AND OTHER MATTERS

Alderman Sweeney -
Studded Tires enquired with respect to the date requiring removal of studded tires from cars and expressed the view that the City's requirements should coincide with the Provincial requirement.

It was advised by Commissioner Ryan that the Council took action to make the dates coincide.

Alderman Phillips -
Demolition and Clean-up referred to a situation where partial demolition of two old houses has taken place but the clean-up has not followed. It is his understanding that the City By-laws provide a period of six months in which to complete demolition.

His Worship the Mayor requested the Corporation Counsel look into the matter and advise Alderman Phillips.

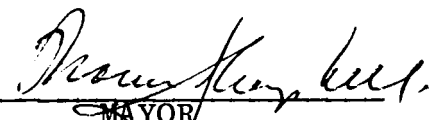
Alderman Wilson -
Wharf Development by the
Government in False Creek referred to wharf development by the Government in False Creek and the further development opportunities for such purposes as a fishermen's wharf restaurant. Therefore the Government should be asked to develop their upland area and the City Engineer asked to report on the possibility of improving road access into the fishermen's wharf site.

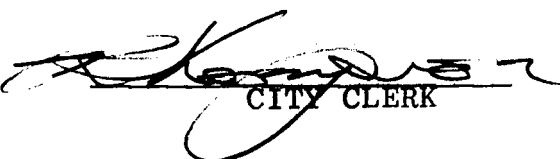
Alderman Rankin -
West End Densities enquired about the status of a report to be submitted on West End densities.

Commissioner Sutton Brown reported there is a list of outstanding reports which will be submitted in the near future and this particular report will be referred to.

The Council adjourned at approximately 3:30 p.m.

The foregoing are Minutes of the Regular Council meeting dated March 28, 1972, adopted on April 10, 1972.


MAYOR


CITY CLERK

March 24th, 1972

The following is a report of the Board of Administration:-

WORKS & UTILITY MATTERS

CITY ENGINEER'S REPORT

RECOMMENDATIONS:

1. Overpass Across the Lane North of Hastings Street West of Carrall Street

"An application has been received from Paine & Associates, Architects on behalf of Army & Navy Department Stores Ltd. for permission to construct an overpass across the lane north of Hastings Street at approximately 232 feet west of Carrall Street. The overpass would be a two-level structure and would measure approximately 12 feet wide by 30 feet high. The lowest part would be a minimum of 14 feet 6 inches above the lane. The overpass would be used to link the store buildings on the north and south sides of the lane to transport goods and department store personnel. The proposed development, including the overpass, has been endorsed by the Historic Area Advisory Board, is recommended by the Director of Planning, and has the approval of the Provincial Government under the Archeological and Historic Sites Act.

I RECOMMEND that the application be approved, subject to the following conditions:-

- (a) Detailed plans satisfactory to the City Building Inspector, Director of Planning and City Engineer be submitted.
- (b) Construction and maintenance of the overpass to be in accordance with all City by-laws and satisfactory to the City Building Inspector and City Engineer.
- (c) Overhead utility wiring in the lane be altered or placed underground as necessary for construction of the overpass to the satisfaction of the City Engineer, at the expense of the owners.
- (d) Annual rental to be \$1.00 per square foot of lane occupied by the overpass as provided in the Encroachment By-Law.
- (e) A legal agreement satisfactory to the Corporation Counsel and City Engineer to be entered into."

Your Board RECOMMENDS that the foregoing be approved.

BOARD OF ADMINISTRATION, March 24th, 1972 (WORKS) 2

2. Installation of Water Mains - 1971 Capital Budget

"The following installations are required to improve the system capacity for fire protection:-

Project 114

<u>Street or Avenue</u>	<u>From</u>	<u>To</u>
67th Avenue	Osler Street	Shaughnessy Street
52nd Avenue	Angus Drive	Granville Street

Project 115

<u>Street or Avenue</u>	<u>From</u>	<u>To</u>
Adera Street	57th Avenue	62nd Avenue

The following water main replacement is required prior to paving and due to leaks:-

<u>Street or Avenue</u>	<u>From</u>	<u>To</u>
65th Avenue	East Boulevard	Adera Street

Four of the above thirteen blocks are scheduled for paving in 1972.

The estimated cost of Project 114 is \$37,000 and Project 115 is \$34,000. Funds for both projects are available from the 1971 Capital Budget, 'Short Notice Projects, Unallocated', Account No. 127/7902.

I RECOMMEND that water mains be installed on the above-mentioned streets and that \$37,000 for Project 114 and \$34,000 for Project 115 be appropriated from Account No. 127/7902, 'Short Notice Projects, Unallocated.'"

Your Board RECOMMENDS that the foregoing be approved.

3. Tender No. 58-72-2 -
Supply of Mineral Aggregates

Tenders for the above were opened by your Board on February 14, 1972 and referred to the City Engineer and Purchasing Agent for report. The officials concerned report as follows:

"The working copy of the tabulation is on file in the Purchasing Agent's Office.

The total costs shown below are estimated only and are based on quantities used in the previous 12-month period.

The City Engineer and Purchasing Agent RECOMMEND acceptance of the low bids as follows:

A. Construction Aggregates Limited

All items except items 5 and 10, for a 12-month period, at a total estimated cost of \$405,070.00. The material is to be delivered and unloaded onto City stockpiles. Part of items 9 and 12 will be picked up at the supplier's stockpile.

/continued . . .

Clause #3 Continued

B. Sechelt Sand and Gravel Ltd.

Items 5 and 10 for a 12-month period at a total estimated cost of \$15,570.00. The material is to be delivered and unloaded onto City stockpiles.

The above costs include all taxes and charges.

Delta Rock Limited offered prices on the pick-up portion of the requirements from two stockpile locations. They were lower cost per ton than the recommended supplier from one location (Pipeline Road, Coquitlam); however, when hauling costs are considered, the cost to the City would be higher than the recommended bidder."

Your Board

RECOMMENDS that the recommendations of the City Engineer and Purchasing Agent be approved, subject to a contract satisfactory to the Corporation Counsel. Deposits or Bid Bonds of unsuccessful tenderers to be returned by the City Treasurer.

4. Winter Employment Program -
Amendment of Project

The City Engineer forwards the following report of the Manager of Museums and Planetarium:

"A Local Initiatives Project 'Preparation of Museum Collections...' has been approved and is underway. (Project 14, L.I.P. No.512-120). The project was planned to start at the beginning of the year but approval was not received until the 20th of January. The number of people has been increased to balance the shorter time but this does not work out evenly and to avoid dismissing one of the staff part-way through the project, authority is needed for an additional five man-weeks. Application has been made to Canada Manpower for this increase but the wage rate for Collections Assistants is greater than the Federal \$100 per week and an additional \$185 of City funds would also be required.

The present and proposed cost sharings are:

	<u>Present</u>	<u>Increase</u>	<u>Proposed</u>
Federal	\$19,422	\$ 555	\$19,977
City	<u>\$ 6,940</u>	<u>\$ 185</u>	<u>\$ 7,125</u>
Total	<u>\$26,362</u>	<u>\$ 740</u>	<u>\$27,102</u>

I RECOMMEND that, subject to Federal approval of the increase, an additional \$185 for the City share be provided in advance of the Revenue Budget."

Your Board RECOMMENDS that the foregoing recommendation of the Manager of Museums and Planetarium be adopted.

5. Containerized Refuse Collection

On November 23, 1971 the City Council requested a report setting out the breakdown of revenue and expenditures in the operation of containerized garbage collection in providing services to industrial and commercial business.

Prior to 1958 it became apparent that a need was developing in the City of Vancouver for a bulk method of handling refuse from premises which accumulated more than one cubic yard per week. Many inquiries were received from persons who were concerned about the increasing number of garbage cans or refuse piles on the ground which were not only unsightly, but created a fire hazard and potential health problem.

/continued . . .

In late 1958 a study was made to determine the feasibility and need for a system of containerized collection. A survey was made of the premises which generated refuse in relatively large amounts and it was concluded that sufficient volume was available to warrant the establishment of a containerized collection service in conjunction with the regular scavenging operation. Considerable time was spent in 1959 to determine which of the various containerized systems on the market was best suited to the City's requirements. In the Fall of 1959 tenders were called for two loader-packer type garbage trucks and 300 containers. Tenders were opened on January 12, 1960 and subsequently an award was made after budget approval in May 1960. The City's containerized collection system came into service after delivery of the equipment in November 1960. Because of the growing interest in containerization the Garbage By-law was amended in May 1960 to permit private haulers to provide containerized collection services.

The cost and revenue applicable to containerized operation for 1971 is as follows:

<u>San. Branch Op. Cost</u>	<u>Billing & Gen. Admin.</u>	<u>Disposal</u>	<u>Total</u>	<u>Revenue</u>	<u>Net</u>
\$519,293	\$ 68,000	\$ 42,600	\$629,893	\$668,558	\$ 38,665 net surplus

With reference to the above costs and revenue the following indicates items included in various headings:

Sanitation Branch operating costs, includes as a cost the following items:

- Salaries of Foremen, Clerical and Superintendents.
- Employee wages, day and night shift.
- Fringe benefits.
- Truck and Equipment rental costs, which includes all operating costs, maintenance, provision for replacement of the trucks, and garage overhead.
- Maintenance costs of containers.
- Provision for replacement of containers. This fund has accumulated a net total of \$372,813 during the period 1961 to October 31, 1971 inclusive.

Billing and General Administration, includes the following:

- Billing costs.
- Engineering Department Administration costs up to and including the City Engineer.
- Interest on Truck Plant.
- City Hall Administration (other than Engineering Department).

Interest on the value of the container inventory has not been included since the provision for container replacement fund contains \$372,813 as of October 31, 1971, after deducting all funds used for container replacement since 1960.

Disposal cost is calculated using the tonnage disposed of and the disposal charge. The disposal charges includes the following:

- Salaries, wages and fringe benefits.
- Equipment rentals.
- Cover material, road maintenance.
- Building and scale maintenance.
- Insurance.
- Annual payment to Delta for site.
- Engineering Department Administration costs.
- Interest on Capital cost of Disposal Site acquisition and development.

The City's containerization service provides 1, 2 and 3 cubic yard containers, private haulers do not supply service in the two smaller sizes since they are aware, as is the City, that the larger containers provide the greater financial return. The City decided, when establishing the containerized system, that many

/continued . . .

Clause #5 Continued

smaller commercial premises wanted containerized collection but were unable to justify the cost of a 3 yard container and would continue to use garbage cans or other methods of storage, if smaller containers were not made available. The use of numerous garbage cans, trash bins, or storage of refuse on the ground is undesirable since this creates many unwholesome and fire-prone conditions. The rate structure was therefore formed so that the 1 cubic yard size lost money, the 2 cubic yard size almost broke even and the 3 cubic yard size created a surplus to subsidize the smaller size.

If the City were to give up the 3 cubic yard container market and retain only the two smaller sizes, the effect would be to increase the cost of the remaining service by approximately \$50,000 per year, with the result that smaller commercial premises would find it considerably cheaper to dispose of garbage using other means such as reverting to garbage cans. This in turn would require that the present regular collection beats be revised and three more packer trucks acquired for this purpose at a capital outlay of approximately \$90,000. This would be partly offset by disposal of City container truck units.

The Vancouver Civic Employees Union has advised the City Clerk by letter dated January 10, 1972, that when this report has been submitted to Council and before any revisions are made in container rates, the Union wishes to appear before Council to advance their views.

The Vancouver Tenants' Council has, in a letter addressed to the Mayor and Council dated January 10, 1972, requested that they be given an opportunity to make a formal presentation to Council should representation be made to Council in the near future requesting an upward revision in the rates charged for containerized garbage services.

A letter dated December 20, 1971, addressed to the City Clerk, has been received from the Miscellaneous Workers Wholesale and Retail Delivery Drivers and Helpers requesting a copy of this report be made available to them before any further decision by Council on the matter of the City's rate structure for containerized garbage collection. This Union made a presentation to Council on November 23, 1971 protesting a report dated June 7, 1971 approved by Council on June 15, 1971 where a \$60,000 surcharge was removed from the containerized collection service with the result that the new dumping charges established January 1, 1971, for 2 cubic yard containers were reduced from \$4.10 to \$4.00 per dump, and for 3 cubic yard containers were reduced from \$5.20 to \$4.40 per dump. One cubic yard containers were not changed.

The City Engineer recommends:

- A) The City continue to provide a containerized garbage collection service on an at cost basis.
- B) The City not vacate the 3 cubic yard container field in view of the effect this would have on the cost of providing service in the smaller sizes.

Your Board

RECOMMENDS that the foregoing report of the City Engineer be adopted.

DELEGATION REQUESTS - VANCOUVER CIVIC EMPLOYEES UNION
- VANCOUVER TENANTS COUNCIL
- MISCELLANEOUS WORKERS WHOLESALE AND
RETAIL DELIVERY DRIVERS AND HELPERS

FOR COUNCIL ACTION SEE PAGE(S) 383

Board of Administration, March 24, 1972 (Social 1)

SOCIAL SERVICE AND HEALTH MATTERS

INFORMATION:

1. Local Initiatives Project
51234-Relocation Service

SUMMARY: This is a progress report on the Department of SP/CD's experimental Relocation Service funded by a Local Initiatives grant. The Relocation Service is provided only to families or persons who qualify for public housing and are unable to seek and find suitable housing on their own. In ten weeks of operation it has helped many people find and move into alternate accommodation which, surprisingly, has resulted in a rent decrease for them rather than a rent increase as might have been expected. Some persons relocated had been on public housing waiting lists for months.

The Director of Social Planning and Community Development reports as follows:

"The Relocation Service commenced operations on January 10, 1972 in a warehouse located at 1262 East 6th Avenue where it shares space with the Spring Street Project. It is financed by a federal grant of \$50,544 and a City contribution of \$4,444.

The purpose of the Relocation Service is to assist people of low and fixed incomes to find alternate housing when it is necessary for them to move because of eviction, demolition, high rent or health reasons. To qualify for the service persons must be eligible for senior citizen or public housing.

ORGANIZATION. The Relocation Service is managed by a Director, and Assistant Director, and fourteen other staff whose jobs include; house finding, interviewing applicants, manning the dispatch centre and taking applicants in their cars to inspect housing. Low rental housing is found from a variety of sources including; vacancy signs, newspaper advertisements and units registered with the Relocation Service by landlords and real estate firms.

Each morning staff telephone all low rental units advertised in local newspapers and record a detailed description of each housing unit. Applicants are then assigned to a driver who takes them to visit housing accommodations which, according to the ads or descriptions obtained by telephone, seem to be suitable. Each applicant is advised that he or she will be shown no more than five housing units considered by the Relocation staff as suitable.

RESULTS. The table below summarizes the results of the Relocation Service to March 10, 1972.

	Week Mar. 6-10	Total to Mar. 10
1. Housing units recorded	180	1,370
2. Households desiring relocation	42	486
3. Households disqualified	28	150

Cont'd...

Board of Administration, March 24, 1972 (Social 2)

Clause #1 Continued

	Week Mar. 6-10	Total to Mar. 10
4. Households relocated	9	144
5. People relocated	18	220
6. Accommodations shown	44	701
7. Accommodations shown per household	4.9	7.2
8. Miles driven	584	9,727
9. Cost per person relocated	\$68	\$78

Twenty-eight percent of the persons receiving this service are over sixty-four years of age and fifty-five percent are fifty years and over; eleven percent are between the ages nineteen and twenty-four years. Forty-three percent are on social assistance. Few are employed. Persons helped have incomes averaging below \$200.00 monthly. Most are elderly, ill, physically or emotionally handicapped. A system of priorities has been established to ensure that persons most urgently in need of help are dealt with first.

Several questions, based on the experience of the Relocation Service to date may be raised. Is the service necessary? What would have happened to the persons helped in the absence of the service? Does the service reward laziness and penalize diligence in the difficult job of house hunting? Is there sufficient low rental housing stock in the city to make the service worth while? What is the minimum staff required to operate such a service on a permanent basis?

The interim report of the 1971 Relocation study, presented to the Health and Welfare Committee on February 18 by SP/CD, showed that "30% of the persons who were forced to move experienced an increase in rent of over 50% immediately following the move." The median rent increase was thirty-five dollars. monthly.

By way of contrast, the Relocation Service was able to offer, on the average, a small decrease in rent to those who moved. The average rent dropped from \$95.00 per month to \$92.00 per month. In the absence of this service, therefore, we can assume that applicants would likely have experienced an increase in rent. Pensioners and persons on fixed incomes meet this increase at the expense of food, clothing and other essential items.

All applicants for the Relocation Service are carefully interviewed. Those who are able to look after themselves are disqualified. Low income persons with cars and even those without transportation who are able to walk or use public transportation do not receive the service. The service is offered only to those who do not have the physical, mental or economic resources to find housing on their own. Thus, the service is an equalizer. It neither rewards laziness nor penalizes diligence.

Cont'd...

Board of Administration, March 24, 1972 (Social 3)

Clause #1 Continued

There is a shortage of good low rental housing in Vancouver. Very few people on low incomes are able to find housing that costs less than 27% of their incomes. In some cases, people spend sixty or seventy percent of their incomes on rent. The Relocation Service is able to provide its applicants with some of the lowest rents available in the city. While these rents may still be high for them they are better off than they would be were they obliged to find alternate accommodation on their own. The service has helped to improve the living conditions of some people who have been on public housing waiting lists for two years. The conclusion is that there still seems to be enough low rental housing stock available to make the service worthwhile at present. But the Relocation Service is not a substitute for new housing.

The number of staff required to provide a satisfactory level of service depends on the eligibility requirements. It would appear that the Relocation Service could effectively operate with seven full time staff.

CONCLUSION. The Relocation Service, like all Local Initiative Projects, terminates on May 31, 1972. A final report will be prepared by the Director of SP/CD in co-operation with the Co-ordinator of Data Processing by mid-May. It will state reasons for continuing or discontinuing the service and provide supporting data.

Your Board submits the matter to Council for INFORMATION.

FOR COUNCIL ACTION SEE PAGE(S) 383

BUILDING AND PLANNING MATTERS

RECOMMENDATIONS:

1. To Alter the Existing Gasoline Service Station at 2716 East Hastings Street

The Director of Planning and Civic Development reports as follows:

"Texaco Canada Ltd. have filed Development Permit Application No. 58269, to alter the existing gasoline service station located on this site by the installation of new facia treatment and exterior finishes.

The site is located at the south east corner of East Hastings Street and Slocan Street and is in a C-2 Commercial District.

The Gasoline Service Station policy as adopted by City Council in October of 1968 permits the alteration of the existing gasoline service station at this location.

The site condition will be improved by the provision of landscaping.

The Technical Planning Board and the Vancouver City Planning Commission recommend that Development Permit Application No. 58269 be APPROVED in accordance with the submitted application such plans and information forming part thereof, thereby permitting the alteration of the existing gasoline service station at this location by the installation of new facia treatment and exterior finishes subject to the following conditions:

1. Prior to the issuance of the Development Permit.
 - (a) the landscaping of the site is to be first approved to the satisfaction of the Director of Planning
 - (b) revised drawings are to be first submitted to the satisfaction of the Director of Planning clearly indicating:
 - (i) the treatment of the rear elevation of the building
 - (ii) the location of any outdoor merchandise displays on this site with such being in accordance with the regulations of Section 11(10) of the Zoning and Development By-law.
 - (iii) details of a suitable screening to the trash enclosure area.
2. All surfacing and screening of the open portions of the site to be completed in accordance with the approved drawings and the relevant requirements of Section 12 of the Zoning and Development By-law within sixty (60) days from the date of issuance of this Development Permit and thereafter to be permanently maintained at all times.
3. All landscaping is to be provided in accordance with the approved drawings within six (6) months from the date of issuance of this Development Permit and thereafter to be permanently maintained in good condition at all times.
4. The development, including the use of all open portions of the site, is to be carried out and maintained at all times in accordance with the approved drawings and Section 11(10) of the Zoning and Development By-law."

Your Board RECOMMENDS that Development Permit Application No. 58269 be APPROVED in accordance with the recommendations of the Technical Planning Board and the Vancouver City Planning Commission.

2. Rezoning: Triangular Portion of Land
Bounded by Argyle Drive, Balmoral Street
and the Lane South of 55th Avenue
(South-Amherst Housing Society)

The Director of Planning and Civic Development reports as follows:

"An application has been received from Mr. G.D. Steenson, President, South-Amherst Housing Society, 2455 S.E. Marine Drive, requesting an amendment to the Zoning and Development By-law whereby Lot 8, Block 2, D.L. 735 and 728, being the triangular portion of land bounded by Argyle Drive, Balmoral Street and the lane south of 55th Avenue, be rezoned from an RS-1 One Family Dwelling District to a CD-1 Comprehensive Development District for the purpose of 'constructing senior citizens' housing.'

The subject site is triangular in shape, having a frontage on Argyle Drive of 287.2', a depth along Balmoral Street of 144.35' and the northerly boundary adjacent to the east-west lane being 240.28'. These lands were originally designated as a park when Frasersview was being subdivided for development but were subsequently abandoned and are now City owned.

The surrounding properties to the north and west are zoned and developed with single family dwellings. Across Argyle Drive to the south, the lands are zoned RS-1, with such lands being developed principally by a library and a church.

HISTORY

By letter dated November 23, 1971, Mr. G. D. Steenson of 2455 S.E. Marine Drive was advised by the Assistant Director of Civic Development that the department would support a rezoning application on the basis of a senior citizens development, with a total floor space ratio not exceeding 0.60.

City Council on December 7, 1971, after report from the Board of Administration, approved the sale of the subject property to the South-Amherst Housing Society subject to the following conditions:

- '1. Sales price, \$25,053.00
2. Terms - $\frac{1}{4}$ down, balance in equal payments, in 6, 12 and 18 months at 9% interest.
3. Date of sale to be 120 days from the date of Council's approval or the date of issuance of a development permit, whichever is the sooner.
4. Rezoning and development in accordance with the requirements of the Director of Planning.
5. Reservation of a public utility easement over the southerly and easterly portions.
6. Purchaser to grant the City an option to repurchase the site at the sale price in the event construction does not start within 18 months of Council's approval of the sale.
7. Purchaser to grant the City an option to repurchase the site at the sales price in the event the site is used for other than non-profit Senior Citizens' accommodation, for a period of 20 years from the date of Council's approval of the sale.'

The sketch submitted with the application, marked received 'Planning Department, December 31, 1971,' prepared by Hamilton Doyle and Associate Architects, 740 Nicola Street, indicates a two storey structure, four off-street parking spaces, and containing 22 dwelling units, 10 of which contain a bedroom. The floor space ratio, as indicated is 0.69. The sketch plan shows the building maintaining a minimum setback of 20' from Argyle Drive, 12' from Balmoral Street and 35' from the centre of the lane.

/cont'd . . .

Clause 2 continued

A revised sketch plan was submitted on February 15, 1972, indicating a floor space ratio of 0.60 and 21 dwelling units.

The Technical Planning Board on February 18, 1972 RECOMMENDED:

'THAT the application be APPROVED, with the use being restricted to an apartment building (senior citizens), customary ancillary uses, and off-street parking, subject to prior compliance by the owners to the following conditions:

1. The detailed scheme of development to be first approved by the Technical Planning Board, such scheme to be of suitable design and compatible with the adjacent single family area, with adequate landscaped setbacks and suitable off-street parking.
2. The floor space ratio not to exceed 0.60 gross.
3. All utilities to be underground.

Further, that should the foregoing conditions not be complied with within 120 days of approval at Public Hearing to the rezoning, the approval contained in this resolution shall expire.'

The Vancouver City Planning Commission on March 3, 1972 endorsed the Technical Planning Board's recommendation."

Your Board RECOMMENDS that the reports of the Technical Planning Board and the Vancouver City Planning Commission be received and the matter be referred for the consideration of Council at a Public Hearing.

3. 3690 West 10th Avenue: Modernize Service Station and add Automatic Car Wash

The Director of Planning and Civic Development reports as follows:

"Imperial Oil Company Limited have filed Development Permit Application No. 57367 to remove the existing automotive repair shop and car sales show room from this site; modernizing the existing gasoline service station by the installation of a new facia and new pump island and to construct a 24' x 41.67' building on this site to be occupied by an automatic car wash.

The site is located at the south east corner of West 10th Avenue and Alma Street and is located in a C-2 Commercial District.

The gasoline service station policy as adopted by City Council in October of 1968 permits alterations and additions to the existing gasoline service station at this location.

The proposed car wash building would be constructed adjacent to the City lane. Information submitted by the applicant states that the building will contain a complete automatic car wash equipment package including conveyor brushes and dryer.

Twenty-five neighbouring property owners were notified of this Development Permit Application. One letter was received stating no objection, one letter was received indicating no objection subject to restricted hours of operation and sixteen form letters were submitted by Imperial Oil signed by property owners also indicating no objection to the proposed development.

The Technical Planning Board and the Vancouver City Planning Commission recommend that Development Permit Application No. 57367 be approved in accordance with the submitted application, such plans and information forming part thereof, thereby permitting the removal of the existing automotive repair shop and car sales show room from this site; modernizing the existing gasoline service station by installing new facia and new pump islands and the construction of a 24' x 41.67' building on this site to be occupied by an automatic car wash, subject to the following conditions:

Clause 3 continued

1. Prior to the issuance of the Development Permit,
 - (a) The drawings indicating all landscaping and treatment of the open portions of the site to be first approved to the satisfaction of the Director of Planning.
 - (b) Revised drawings are to be first submitted to the satisfaction of the Director of Planning clearly indicating:
 - (i) the location of any outdoor merchandise displays on the site with such being in accordance with the regulations of Section 11(10) of the Zoning and Development By-law.
 - (ii) the car wash building being relocated 5' northward and the provision of a continuous 5' landscaped setback adjacent to the southerly property line of the site.
 - (iii) details of all free standing signs on the site, there being not more than 2 free standing signs.
 - (iv) details of satisfactory screening around the trash enclosure.
 - (v) details of satisfactory screening to the site.
2. All surfacing and screening of the open portions of the site is to be completed in accordance with the approved drawings within sixty (60) days from the date of any use or occupancy of the proposed development and thereafter to be permanently maintained.
3. All landscaping is to be provided in accordance with the approved drawings within six (6) months from the date of any use or occupancy of the approved development and thereafter to be permanently maintained in good condition at all times.
4. The development, including the use of all open portions of the site, is to be carried out and maintained at all times in accordance with the approved drawings and Section 11(10) of the Zoning and Development By-law.
5. The hours of operation of the car wash are to be restricted to 8:00 a.m. to 6:00 p.m., Monday through Saturday inclusive, and closed all day Sunday."

Your Board RECOMMENDS that Development Permit Application No. 57367 be approved in accordance with the recommendations of the Technical Planning Board and the Vancouver City Planning Commission.

4. Vancouver Public Library:
Air Conditioning Equipment

The City Building Inspector reports as follows:

"Early in 1971, the Construction Branch of the Permits and Licenses Department was asked by the Library staff for advice on two widely differing proposals to correct defects in the air-conditioning system. Chas. W. Leek & Son, Consulting Engineers, provided a report recommending the acceptance of a proposal by Broadway Refrigeration & Air Conditioning Co. Ltd. in the amount of \$2,963. This quotation which is nearly a year old has now been updated to \$3,260. To this should be added a contingency of \$150 to cover unforeseen minor items.

I recommend that \$3,410 be approved to cover the above-noted work in the air-conditioning system at the Vancouver Public Library, the funds to be charged to the 1972 revenue budget."

Your Board RECOMMENDS that the recommendation of the City Building Inspector be adopted.

5. Taylor Manor - Fire Controls

The Director of Welfare and Rehabilitation reports as follows:

"Taylor Manor is owned by the City of Vancouver and operated by the Department of Welfare and Rehabilitation as a personal care home for fifty-eight elderly and infirm persons. It is anticipated that Taylor Manor will be replaced as soon as possible by the proposed Multi-Level Care facility. At best, this will probably take two years.

Of immediate concern and emergency is the effect of the proposed Fire By-Law change on this structure. Accordingly Fire Chief Konig was asked to carry out a thorough inspection."

Fire Chief Konig reports:

'The building in my opinion is grossly inadequate in terms of the proposed By-law for Hotels and in view of the use of this frame structure as an institution, the requirements for a decent standard of safety are even greater.

Therefore I would recommend the following items be included in your cost survey as minimum requirements for this building.

1. The building to be completely sprinklered throughout.
(Basement is sprinklered at present.)
2. Two fully enclosed stairways which have a one-hour fire resistive rating throughout to be constructed within the building with direct access from the corridors. Doors to be fitted with panic hardware and self-closing devices. Exit lights to be installed over points of egress to the exits. These stairways will replace the exterior iron fire escapes on the north and south end of the building.
3. The interior corridors to be upgraded by providing a fire resistive separation in the centre of the corridors dividing the 130 foot length of each corridor in two. Upgrade all doors in these corridors with 1 3/4" solid core doors and fill in all transoms with fire resistive material.
4. Provide an additional exit stairway to grade from the T.V. lounge assembly room on the main floor at the south end of the building. This stair should be located at the west end of the wing.
5. Alter the door leading from the dining wing to the west exit stairway to open in direction of travel. This will require some modification to the storerooms adjacent to this door.
6. Replace the set of stairs from the porch exit on the north end of the lower floor with a ramp. This will offer a second means of egress for wheelchairs.
7. Unused ventilating ducts to be sealed or properly protected with fire dampers.'

Following the inspection by Fire Chief Konig, the following estimate of costs was provided by the City Building Inspector, Mr. D. A. Matheson.

1. Installation of sprinkler system	\$11,000.00
2. Building alterations	33,500.00
	<u>\$44,500.00</u>

Clause 5 continued

In his report, Mr. Matheson advises that the existing exterior fire escapes could be left in their present location if the surrounding walls and windows were changed to provide the necessary degree of fire rating. If this was done, the cost of Building alteration could be reduced by \$9000 to \$24,500. Considering the fact that we are responsible for the care of elderly and often confused people, particularly in a crisis situation, it is preferable to have interior egress from the building and I would suggest the installation of two fully enclosed stairways.

Furthermore, using the existing fire escapes would block off a number of windows which are an important source of daylight and ventilation.

To ensure rapid response to a fire it would be advisable to install a direct line from Taylor Manor to the nearest Fire Hall. Mr. H. D. Nicholson, Assistant City Engineer has provided an estimate of \$3200.00

Source of Funds The Comptroller of Accounts advises that, if the above recommendations are approved, the required amount will be provided in the 1972 supplementary Capital Budget.

The costs of the required alterations to Taylor Manor have been discussed with the Deputy Minister of the Department of Rehabilitation and Social Improvement, requesting approval to increase the per diem rate sufficiently to amortize the expenditure over the next 2 or 3 years. To date no firm decision has been received.

RECOMMENDATION:

As Director of Welfare and Rehabilitation, I recommend that:

- 1) The building alterations as outlined in Fire Chief Konig's report be authorized. (Estimated cost \$44,500.00)
- 2) A direct phone line be installed from Taylor Manor to the nearest Fire Hall (Estimated cost \$3200.00)."

Your Board RECOMMENDS that the foregoing report from the Director of Welfare and Rehabilitation be approved by Council. Furthermore, representations to increase the per diem rate to amortize the costs continue to be made to the Provincial Government.

FOR COUNCIL ACTION SEE PAGE(S) 384

Board of Administration, March 24, 1972 (FINANCE - 1)

FINANCE MATTERS

CONSIDERATION AND RECOMMENDATION

1. Winter Employment Program - Canadian Federation of Mayors and Municipalities

The City Clerk reports as follows:

"In connection with resolutions for the forthcoming conference of the Canadian Federation of Mayors and Municipalities, only one has been received, proposed by the City Engineer as follows, in respect of the subject matter:

'WHEREAS details of the 1971-72 Winter Employment Programs of the Government of Canada were not available to the Municipalities until a few days before the start of the winter period; and

WHEREAS earlier announcement of such programs would allow the Municipalities to plan more effective and more efficient projects, and earlier approval would enable the projects to start at the beginning of the winter period; and

WHEREAS earlier submission of applications would allow the Senior Governments to review the proposed projects more carefully, to weigh how each would meet the objectives of the programs, and to make a more meaningful selection; but acknowledging that such programs must be designed to suit the degree and nature of the unemployment problem and that the need cannot be accurately predicted far in advance;

NOW, THEREFORE, BE IT RESOLVED that this Federation urge upon the Government of Canada:

THAT the details, but not necessarily the size, of future Winter Employment Programs be announced not later than the first of August; and

THAT applications be received up to the first of September and then reviewed by the Senior Governments and placed in priority listings; and

THAT the needs of the coming winter be examined at the first of October and the size of the Programs then determined, along with the allocation to the various regions in accordance with relative need, and

THAT projects be then approved from the priority listings to make up programs of the desired size and regional distribution.'

Your Board submits the resolution for Council CONSIDERATION and, if approved, RECOMMENDS the City Clerk be instructed to advise the Federation accordingly.

Board of Administration, March 24, 1972 (FINANCE - 2)

CONSIDERATION

2. The Canadian Red Cross Society - Grant Equal to Rental of Queen Elizabeth Theatre Rehearsal Room

The City Clerk reports as follows:

"A letter dated March 10, 1972, has been received from the Canadian Red Cross Society advising that the Vancouver Vocational Institute has again agreed to sponsor another Blood Donor Clinic, on April 12, 1972.

As the Institute is extremely short of space and the Rehearsal Room of the Queen Elizabeth Theatre is available, the Society is requesting a grant of \$70.00, equal to the rental of the Rehearsal Room for use as a Blood Donor Clinic.

Your Board notes that Council has approved similar requests from this organization for a Clinic each year since 1969."

Your Board submits the foregoing for the CONSIDERATION of Council.

FOR COUNCIL ACTION SEE PAGE(S) 284

BOARD OF ADMINISTRATIONPERSONNEL MATTERSSUPPLEMENTARY REPORTMARCH 24, 1972RECOMMENDATIONS:1. Funds for Special Work Assignment for Fire Alarm Operator

The City Engineer and the Acting Director of Personnel Services report as follows:

"A change in the fire apparatus assignment procedures and street location cards used in dispatching fire apparatus is required for the southwest section of the City predicated by the addition of the new King Edward Place and Musqueam Subdivisions.

In order to change the operating files it will be necessary to relieve a Senior Fire Alarm Operator of his normal duties for a period of one week. The operator assigned to this task would be the Department's most experienced Senior Operator. This work must be done before April 12th, 1972, when all of our relief operators will be committed for the vacation relief schedule.

The Acting Director of Personnel Services advises that the level of responsibility of this work is above that normally required of a Senior Fire Alarm Operator. He therefore recommends that Mr. Smith receive his regular rate plus an additional 10% for this one week period. This recommendation has been discussed with the President of the Vancouver Firefighters Union who is in agreement.

It is estimated that the cost to provide a relief operator and to pay the additional allowance to Mr. Smith will amount to approximately \$280 and would be required prior to budget approval.

The City Engineer and Acting Director of Personnel Services RECOMMEND that:

- (a) The amount of \$280 be added to the Fire Alarm Operators' Salary Account 8091/5802 and the expenditure of this money be authorized prior to budget approval to enable special work to be carried out on assignment information for dispatching fire vehicles.
- (b) Mr. G. Smith receive his regular rate plus an additional 10% during the period of this work, estimated at one week."

Your Board RECOMMEND that the foregoing report of the City Engineer and the Acting Director of Personnel Services be approved.

2. Business Orientation Programme

The Acting Director of Personnel Services reports as follows:

"The Vancouver Chapter of the Administrative Management Society is again sponsoring a one-week on-the-job training programme for selected students from the Commercial Departments of Vancouver Secondary Schools, May 15th through May 19th, 1972. This is the same programme which has been approved by Council in past years.

The students will work as trainees with no salaries, fees or other considerations to be offered or paid. The parents of the students sign a release which absolves the employer from any responsibility for accidents. In many cases, the parents provide their own insurance coverage for the student. The plan is of great value in providing the students with practical experience and also acquaints us with potential candidates for beginning clerical jobs at graduation time.

Cont'd.....

Board of Administration, March 24, 1972(PERSONNEL - 2)

CLAUSE NO. 2 (continued)

Several City Departments and the Regional and Municipal Employees' Union indicate their willingness to co-operate with the Personnel Services Department staff in placing a number of students in our service for the week.

It is recommended that the Personnel Services Department again be authorized to co-operate with the Administrative Management Society in their Business Orientation Programme for students."

Your Board RECOMMEND that the foregoing recommendation of the Acting Director of Personnel Services be adopted.

3. Salary and Classification Review - Four Positions Bookmobile - Collingwood Branch, Vancouver Public Library

The Acting Director of Personnel Services reports as follows:

"At its meeting on February 23, 1972, the Vancouver Public Library Board approved the following report of the Head of Library Personnel Services, subject to the approval of City Council: -

'At its meeting on November 25, 1969, City Council approved abolishing one Librarian I position in the Collingwood Branch Library Bookmobile and its replacement by one position classified as Bookmobile Supervisor, together with other changes.

Following discussions with Mr. H. Brown, librarian in charge of the Collingwood Branch and the Bookmobile service, it is apparent that the changed Bookmobile staffing arrangement is no longer satisfactory and the service provided is not at an acceptable level. A large part of the problem is the difficulty of hiring a person with the diversified knowledge and skills required for the Bookmobile Supervisor position, i.e. a knowledge of books and the ability to provide reader's advisory service to patrons, ability to maintain and drive the large vehicle which is now in use, and the ability to supervise the clerical operation in the Bookmobile.

To remedy the situation, it is recommended that the librarian responsibilities contained in the Bookmobile Supervisor class specification be deleted and that the incumbent of this position be responsible only for driving the vehicle and insuring that it is properly maintained, and for participating in the clerical operations. It is recommended that the position presently classified as Bookmobile Supervisor, pay grade 16 (\$537 - \$643 per month plus 7% for longer hours) be reclassified to a new class of Driver-Clerk II and that this class be rated at pay grade 15 (\$517 - \$616 per month). It is further recommended that this change be made effective immediately following approval of City Council but that the present incumbent continue to be paid at his present rate (not including the 7% for longer hours) until such time as he vacates the position.

A new class specification No. 562, Driver-Clerk II - Library, has been prepared to accurately describe the work to be performed. It is further recommended that class specification No. 561, Driver Clerk - Library, be retitled to Driver Clerk I - Library.

Cont'd.....

CLAUSE NO. 3 (continued)

The librarian duties previously performed by the Bookmobile Supervisor would require the establishment of 21 hours per week of part-time Librarian I. This would be offset by a reduction of 32 hours per week of Library Clerk II time.'

The Acting Director of Personnel Services endorses this report and recommends that it be adopted.

The estimated recurring annual savings of this proposal at 1971 2nd half rates will be \$480. Estimated savings for the 10 month period ending December 31, 1972 will be \$317.

This report has been discussed with the Director, Vancouver Public Library; the Co-ordinator of Data Processing and Systems; and the President, Vancouver Public Library Staff Association, Local 391, all of whom concur herein."

SUMMARY OF RECOMMENDATIONS:

<u>Incumbent</u>	<u>Present Classification</u>	<u>Proposed Classification</u>	<u>Effective Date</u>
G. Karpel *	Bookmobile Supervisor Pay Grade 16 (\$537-\$643) Plus 7% for longer hours	Driver Clerk II - Library Pay Grade 15 (\$517-\$616)	When Adopted
Vacant	Library Clerk II Pay Grade 9 (\$398-\$472) plus \$30 per month driving allowance	Abolish	When Adopted
One new Part-time position (21 hours per month)		Librarian I Pay Grade 21 (\$4.42-\$5.29 per hour)	When Adopted
One new Part-time position (3 hours per week)		Library Clerk II Pay Grade 9 (\$2.61-\$3.10 per hour)	When Adopted

* Incumbent to retain present pay grade (not including 7% for longer hours) while occupying this position.

Your Board RECOMMENDS that:

- (a) The foregoing recommendations of the Acting Director of Personnel Services be adopted.
- (b) Class Specification No. 570, Bookmobile Supervisor, be abolished.
- (c) Class Specification No. 562, Driver Clerk II - Library, be approved.
- (d) Class Specification No. 561, Driver Clerk - Library, be retitled to Driver Clerk I - Library.

Board of Administration, March 24, 1972 (PERSONNEL - 4)

4. Western Regional Conference - Public Personnel Association
Attendance: One Employee, Personnel Services Department

The Acting Director of Personnel Services reports as follows:

"The Annual Conference of the Western Region of the Public Personnel Association is being held in Anaheim, California on April 12th to 14th, 1972 inclusive. The Chairman of the conference has invited the Acting Director of Personnel Services to participate on a labor relations panel.

It is not planned to include this conference in the 1972 Conference Roster. However, Mr. B. H. Peterson is prepared to pay travelling and other expenses connected with the Conference and requests authority for three (3) days leave of absence with pay on April 12th, 13th and 14th, 1972 inclusive to attend this conference."

Your Board RECOMMENDS that the foregoing recommendation of the Acting Director of Personnel Services to adopted.

FOR COUNCIL ACTION SEE PAGE(S).....387

BOARD OF ADMINISTRATION

PROPERTY MATTERS

MARCH 24, 1972

CONSIDERATION

1. Method of Disposal of Single Family Residential Lots Situated in Area B of Champlain Heights, Zoned: RS-1

The Supervisor of Property & Insurance reports as follows:

"The plan of subdivision of Area B of Champlain Heights has now been registered. The subdivision consists primarily of 185 single family residential lots.

The City's usual method of selling single family properties is by sealed tender. The highest offer received above the upset price placed on the lot is recommended to Council for acceptance. This method has the effect of creating the highest return to the City.

In this respect, Council is advised that the last competitive tender call in February of this year, was for approximately 18 residential lots, situated in the area of 16th Avenue and Kaslo Street. The reaction to this tender call was considerable with 138 tenders being received. In each case, the lots were recommended for sale above the upset price.

However, in the marketing of the 133 single family lots situated in Area "C" of Champlain Heights, Council adopted the fixed price method of disposal of single family lots. This was as a result of Council's concern that the lots should be offered on a preferential basis to individuals wishing to purchase for the purpose of development of a residence for themselves.

Council's instructions were that preference was to be given to individuals, and not more than 2 lots in any block to be sold to other interested groups. Construction in every case was to commence within 18 months from Council's approval of the sale. The prices for the lots were advertised, based on market value confirmed by independent appraisals.

The reaction to this form of marketing was limited, with an estimated total of only 21 lots sold to individuals in the first 6 months of marketing. Council was advised of this fact, and as a result, the restrictions on the sale of these lands were removed. All of the 133 lots have subsequently been sold to builders and realtors as well as individuals, on the fixed price basis.

CONSIDERATION:

The foregoing report is placed before Council for the purpose of determining the method of disposal of single family lots in Area B of Champlain Heights, the options being:

- (a) Fixed price method of disposal with preference given to individuals wishing to purchase for the purpose of development of a residence for themselves, this being the method which was not successful in Area C and was, therefore, discarded by Council;
- (b) Fixed price with initial preference being given to individuals with sale being restricted in the first instance to one lot per individual, but that after the initial period, the lots be sold at fixed prices to anyone who wishes to buy them, this being the modified and successful method used in Area C.

(Continued)

Board of Administration, March 24, 1972 . . . (PROPERTY MATTERS - 2)

Clause No. 1 (Continued)

- (c) Sealed tender with highest offer above the upset price being accepted, this being the City's normal method of property disposal and probably the preferred method from the financial point of view.

Council might further wish to specify that whichever method is chosen, it should apply to the balance of single family lots to be sold in Champlain Heights and not just to Area B, the section currently under consideration.

Your Board submits the foregoing report of the Supervisor of Property and Insurance to Council for its consideration.

* * *

A map of the Champlain Heights area is circulated for information.

FOR COUNCIL ACTION SEE PAGE(S) 385.....

REPORT TO COUNCIL
STANDING COMMITTEE ON FINANCE
MARCH 17, 1972

The Standing Committee of Council on Finance met on Friday, March 17, 1972, in the #2 Committee Room, third floor, City Hall, at 9:30 a.m.

PRESENT: Alderman Adams (Chairman)
Aldermen Bird, Broome, Calder, Linnell,
Phillips, Rankin and Sweeney
Mayor T. J. Campbell

ABSENT: Alderman Wilson (on Civic Business)

CLERK TO THE COMMITTEE: R. Henry

Resolved that the Minutes of the meeting of February 10, 1972 be adopted.

PART I

1972 Estimates - Grants

The Chairman advised the Committee of the City's budget situation to date and cautioned the Committee with respect to additional grant requests.

The Committee then reviewed the following grant requests and took action as noted:

(A) The following grants are RECOMMENDED by the Committee as shown:

<u>App'n. No.</u>	<u>NAME</u>	<u>RECOMMENDATION</u> (amount requested in brackets)	<u>CONDITIONS</u>
194	Central City Mission	(\$956) 956	In Lieu of Special Water Rates
245	Salvation Army Red Shield Bldg. Fund	(\$25,000) 25,000	
384	Vancouver's Theatre in the Park	(\$1,000) 1,000	
530	B.C. - S.P.C.A.	(\$5,000) 5,000	
566	Native Daughters of B.C.	(\$600) 600	
676	Metropolitan Communities Council	(\$1,500) 1,500	
950	International Peach Arch Assoc.	(\$100) 100	
1042	City Hall Choristers	(\$350) 350	

Cont'd.....

STANDING COMMITTEE ON FINANCE, March 17, 1972 2

<u>App'n. No.</u>	<u>NAME</u>	<u>RECOMMENDATION</u> (amount requested in brackets)	<u>CONDITIONS</u>
615 (statu- tory)	Prov. Govt. of B.C. - T.B. per capita	70,500	Council protest this grant and the Board of Administration prepare a resolution for submission to U.B.C.M. based on the Regional District assuming all charges for this service.
995	Provision for Sundry Grants in Lieu of Taxes	(35,000) 35,000	
998	Provision for Grants Equal to Taxes Various Hospitals	(15,000) 15,000	
310	Kiwanis Music Festival (4 for 3 against)	(3,750) 300	
315	Playhouse Theatre Co.	(38,000) up to 38,000	In Theatre rental for the period June 1st, 1972 to May 31st, 1973. (It is noted that this amount is in addition to the \$15,345 approved by Council earlier this year which was for the period January to May 1972)
320	Vancouver Opera Association	(25,000) up to 15,000	In Theatre rental
350/5	Vancouver Art Gallery Assn.	(120,884) 109,984 (72,480) 1,630	operating costs major repairs N & N.R. (for action on balance of Art Gallery grant request see Page 3)
380	Vancouver Symphony Society	(55,000) up to 46,000	In Theatre rental except those programs that are commercially sponsored.
550	Vancouver Lower Mainland Industrial Dev. Comm.	(20,519) 10,000	
555	Greater Vancouver Visitors & Conv. Bureau	(125,000) 100,000	
580	School Safety Patrols	(2,500+) up to 2,800	Subject to recommendati of the Official Traffic Commission

Cont'd.....

<u>App'n. No.</u>	<u>NAME</u>	<u>RECOMMENDATION</u> (amount requested in brackets)	<u>CONDITIONS</u>
953	Vancouver Sea Festival Society	(37,500) 10,000	Plus a further grant on a matching grant basis of dollar for dollar of any contribution to the Sea Festival from any source other than the two senior governments, up to a maximum of \$10,000
	Killarney Senior Concert Band (7 for - 2 against)	1,000	
	Federation of Russian Canadians	(400) 200	Half of Theatre rental (for balance of this organization's grant request see below)

(B)

The Committee RECOMMENDS that NO ACTION be taken with respect to the following grant requests:

<u>App'n. No.</u>	<u>NAME</u>	<u>REQUEST</u>
540	B. C. & Yukon Chamber of Mines	3,000
590	Vancouver Safety Council	7,500
250	Canadian Youth Hostels Association	20,000
305	Vancouver Little Theatre Assn.	5,000
745	First Aid Ski Patrol	3,165
1077	Burnaby Hastings Rotary Band	Unspecified
	Federation of Russian Canadians	Unspecified (Capital Grant)
	Shawnigan Lake Summer School of Arts	11,180

PART II

The following actions of the Committee are submitted to Council for INFORMATION:

<u>App'n. No.</u>	<u>NAME</u>	<u>REQUEST</u>	
350/5	Vancouver Art Gallery Association	\$ 850 - tall-escape 70,900 - office 10,000 - additional staff	Deferred pending the hearing of a delegation from the Association, and comments from the Building Inspector - re the office alterations

Cont'd.....

STANDING COMMITTEE ON FINANCE, March 17, 1972 4

<u>App'n. No.</u>	<u>NAME</u>	<u>REQUEST</u>	
585	City Planning Commission	(\$15,000 Est.)	Deferred pending a report from the Board of Administration
390	Vancouver Bach Choir	(\$5,400)	Deferred pending the hearing of a delegation
635	B. C. Housing Management Commission	(200,000)	Referred to the Board of Administration in view of the G.V.R.D. assuming liabilities of public housing

In considering the foregoing requests the Committee noted a summary sheet prepared by the Finance Department with respect to grants approved previous years; also a report dated March 15th, 1972 in further explanation of the Vancouver Art Gallery's grant request.

The Committee was advised that the balance of the grants were being reviewed by the Social Planning/Community Development Joint Technical Committee who would be submitting recommendations to the next meeting of the Finance Committee.

(Mayor Campbell and Alderman Linnell arrived after the meeting had commenced.)

FOR COUNCIL ACTION SEE PAGE(S) 373-374

REPORT TO COUNCIL
STANDING COMMITTEE ON FINANCE

MARCH 23, 1972

The Standing Committee of Council on Finance met on Thursday, March 23, 1972, in the #1 Committee Room, third floor, City Hall at 9:45 a.m.

PRESENT: Alderman Adams (Chairman)
Aldermen Bird, Broome, Calder, Hardwick,
Linnell, Phillips, Rankin, Sweeney and
Wilson

ABSENT: His Worship the Mayor (on Civic Business)

CLERK TO THE COMMITTEE: R. Henry

1972 Estimates - Grants

The Committee continued its review of 1972 Civic grant requests and noted a Board of Administration report of March 20th, 1972, containing particulars and recommendations as submitted by the Joint Technical Committee.

(A) The following grants are RECOMMENDED by your Standing Committee subject to the conditions set out in each case, as contained in Pages 4 to 7 of the Board of Administration report of March 20th, 1972.

<u>APP'N. NO.</u>	<u>NAME</u>	<u>RECOMMENDATION</u> (amount requested in brackets)	<u>ADDITIONAL CONDITIONS</u>
105	Family Service Agency	(60,000) 35,000	
107	Activator Unit	(10,000) 5,000	
110	Dugout Day Centre	(4,500) 4,000	Provincial Gov't. to match the City's contribution dollar for dollar up to the amount shown
111	Meals on Wheels (VON)	(5,000) 5,000	
118	Crisis Intervention & Suicide Prevention Centre	(10,000) 5,000	
173	Salvation Army	(19,500) 12,000	
198	Canadian Paraplegic Assoc.	(6,500) 5,000	
545	Big Brother of B.C.	(32,000) 12,500	
610	Kiwassa Neighbourhood Services Assn.	(5,000) 5,000	
640	Neighbourhood Services Assn.	(38,000) 30,000	
648	Neighbourhood Services Assn. - Community Development	(35,000) 35,000	

Cont'd.....

STANDING COMMITTEE ON FINANCE, March 23, 1972 2

PART A (continued)

<u>APP'N NO.</u>	<u>NAME</u>	<u>RECOMMENDATIONS</u> (amount requested in brackets)	<u>ADDITIONAL CONDITIONS</u>
672	Boys Club of Vancouver	(15,000) 10,000	
682	Canadian Diabetic Association	(1,000) 1,000	

FURTHER RECOMMENDED THAT payment by the City for shareable costs under CAP be made only upon receipt of invoices showing expenditure details and other supporting financial data required by the Director of Finance for claim purposes.

(B) INFORMATION CENTRES

<u>APP'N. NO.</u>	<u>NAME</u>	<u>RECOMMENDATIONS</u> (amount requested in brackets)	<u>ADDITIONAL CONDITIONS</u>
115	Fraserview-Killarney Information Centre	(3,300) 3,000	
141	United Community Services Info. Centre	(2,500) 2,500	
605	Riley Park - Infor. Centre	(3,716) 3,462	
608	Frog Hollow Neighbourhood House	(4,330) no grant	
612	Mount Pleasant Info. Centre	(2,827) 2,827	
614	Grandview-Woodland Info. Centre	(3,776) 3,400	
616	Kitsilano Info. Centre	(4,000) 3,340	
620	West End Community Bulletin Board	(1,918) up to 1,918	Subject to a report from the Board of Administration regarding suitability of a location
624	Khalsa Diwan Info. Centre	(5,016) no grant	
626	Cedar Cottage Info. Centre	(1,605) no grant	
628	Skid Road Info. Centre	(3,120) 1,000	
630	Renfrew Info. Centre	(5,825) 4,375	

FURTHER THAT the grants be made only on receipt of proof of payment of services.

Cont'd.....

STANDING COMMITTEE ON FINANCE, March 23, 1972 3

PART B (continued)

AREA COUNCILS			
APP'N. NO.	NAME	RECOMMENDATIONS (amount of request in brackets)	CONDITIONS
603	Riley Park Area Council Youth Enterprises	(1,850) no grant	
615	Grandview-Woodland Area Council	(3,500) no grant	
GENERAL			
130	Se-Cure Organization of B. C.	(3,000) no grant	
132	X-Kalay Foundation Society	(15,000) no grant	
136	Mental Patients Assoc.	(10,000) 4,500	
141	United Community Services	(10,000) no grant	
144	Outward Bound of B. C.	(15,050) no grant	
146	YWCA - Rooms Registry	(10,000) no grant	
148	Educo School	(5,000) no grant	
151	Western Institute for the Deaf	(16,000) 6,200	
160	B.C. Borstal Assn.	(3,600) no grant	
177	Vancouver Community Legal Assistance Society	(31,000) 10,000	
180	3-H Society	(10,000) 5,000	
183	John Howard Society of B. C.	(3,000) no grant	
191	Victorian Order of Nurses	(30,000) 17,500	
573	SPEC	(7,000) no grant	
155	Vancouver Neurological Centre	(12,600) 6,000	
1060	YWCA - Pender Branch	(9,500) 7,200	
	God's Rescue Mission	(1,800) 1,000	

The following grant requests did not receive eight (8) affirmative votes in the Committee and are submitted for the CONSIDERATION of Council.

<u>APP'N. NO.</u>	<u>NAME</u>	<u>REQUEST</u>	<u>RECOMMENDATION (by Joint Tech. Committee)</u>	<u>CONDITIONS</u>
196	Vancouver Indian Centre Society (7 for - 2 against)	15,000	15,000	
386	Community Music School (6 for - 3 against)	11,000	5,200	
113	Fraserview-Killarney Area Council	5,555	2,500	for six months and on a matching basis and the Board of Administration report at the end of the six-month period.
162	Elizabeth Fry Society (6 for - 4 against)	6,831	5,000	
650	Seafarers Union of B. C.	Unspecified	2,500	

VANCOUVER ART GALLERY - GRANT

The Committee received a delegation from the Vancouver Art Gallery speaking in support of the following grant requests:

Additional Staff - (a) Registrar - \$7,500
(b) Librarian - 2,500

Major repairs - new and non-recurring

Replacement of twelve-foot ladder by a tall-escope - \$850.00

Office alterations - \$70,900

The Building Inspector advised the Committee with respect to these alterations.

After due consideration, the Committee RECOMMENDED that grants be made to the Vancouver Art Gallery Association for the purposes as stated:

Tall-escope - \$ 850
Office alterations - up to \$70,900

FURTHER THAT the source of funds be reviewed by the Committee when the Supplementary Capital Budget is under consideration.

FURTHER THAT the request of a grant for additional staff be rejected.

The Committee adjourned at approximately 11:20 a.m.

FOR COUNCIL ACTION SEE PAGE(S) 294

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